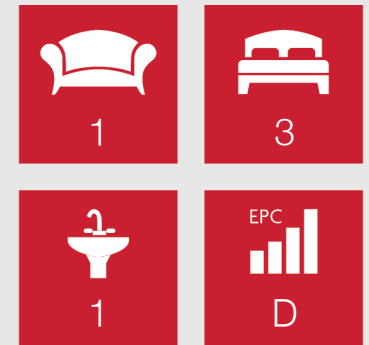




Thorntons
The right way to move

75 Mayburn
Avenue,

Loanhead, Midlothian, EH20 9EP





Summary

Situated a short drive from the capital in popular Loanhead, this three-bedroom semi-detached house enjoys a tranquil setting within strolling distance of the High Street and excellent local amenities. It will appeal to many buyers, including couples, families and professionals. The light-filled accommodation comprises a sunny living room with French doors to the double-aspect kitchen and dining room, creating a semi-open-plan layout, three bedrooms and a modern bathroom with a shower-over-bath and a towel warmer. Externally, the property benefits from a paved driveway, a single garage, and easy-to-maintain gardens. Extras: All fitted floor and window coverings, light fittings and kitchen appliances are included in the sale, whilst the washing machine and tumble dryer are available by negotiation.

Features

- Attractive semi-detached house
- Set in the popular town of Loanhead
- Stylish, modern interiors
- Entrance hall with storage
- Sunny living room with under-stairs storage and wood burning stove
- French doored dual-aspect kitchen and dining room
- Landing with storage
- Two wardrobed double bedrooms
- Versatile third bedroom/study
- Modern bathroom with overhead shower
- Low-maintenance gardens to the front and rear
- Multi-vehicle driveway and single garage
- Gas central heating and double glazing



“The semi-detached house is well-presented with modern fixtures and fittings, as well as modern décor throughout.”







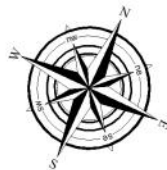
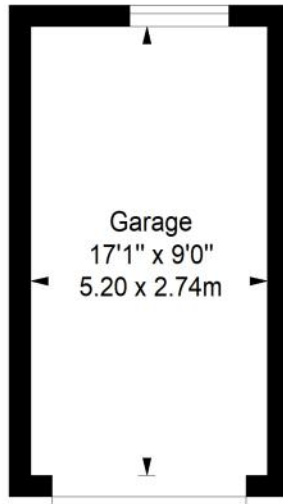
“Located within easy driving distance of the Edinburgh city centre and all its excellent amenities, this family home will appeal to a wide range of buyers.”



Floorplan

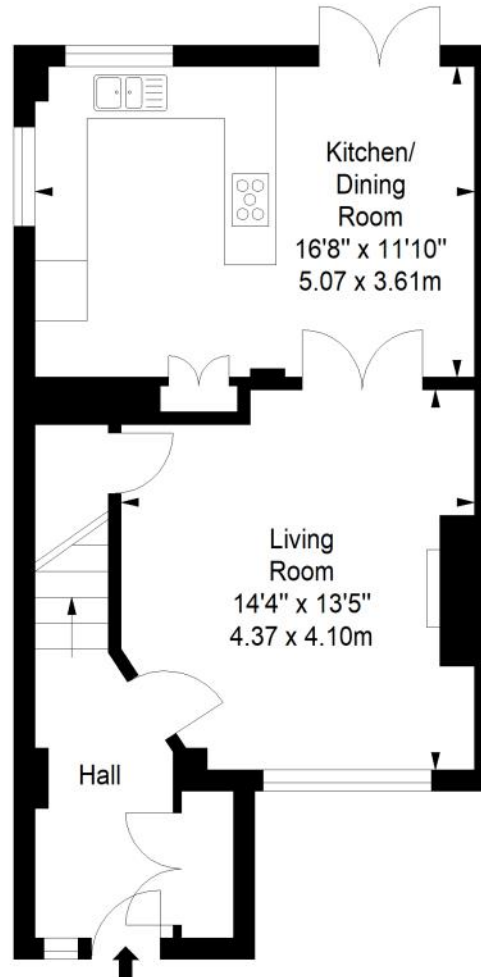
Garage

Approx. 14.3 sq. metres (153.9 sq. feet)



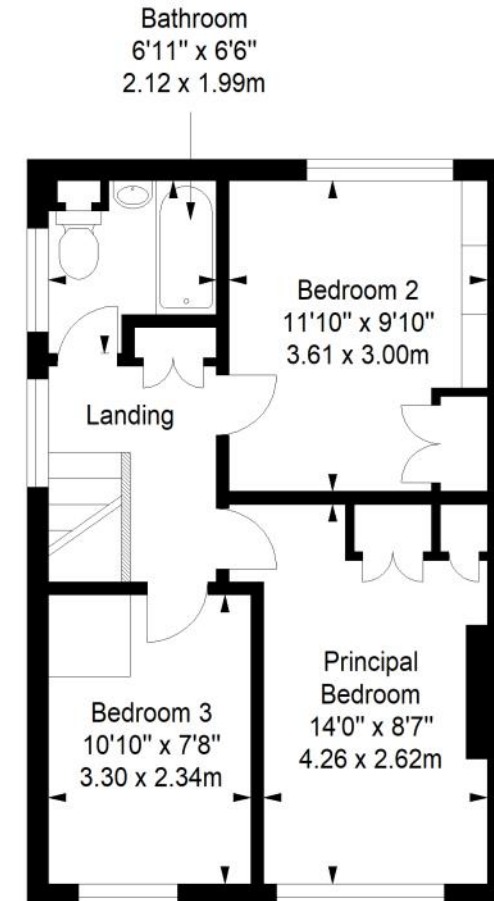
Ground Floor

Approx. 46.0 sq. metres (495.2 sq. feet)



First Floor

Approx. 41.5 sq. metres (446.7 sq. feet)



Total area: approx. 101.8 sq. metres (1095.8 sq. feet)



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