



CALA



THE CLELAND

Featuring a spacious formal lounge to the front with a generous combined family/dining area and studio-designed kitchen to the rear, where bi-folding doors open out to the patio area and garden, this is a home which offers an excellent downstairs layout.

Upstairs, a generous landing leads to a high specification family bathroom and four thoughtfully-designed generous bedrooms all with fitted wardrobes, two of which are en suite.

A downstairs WC, generous storage, a utility room, private driveway and integral garage cater for all practicalities.

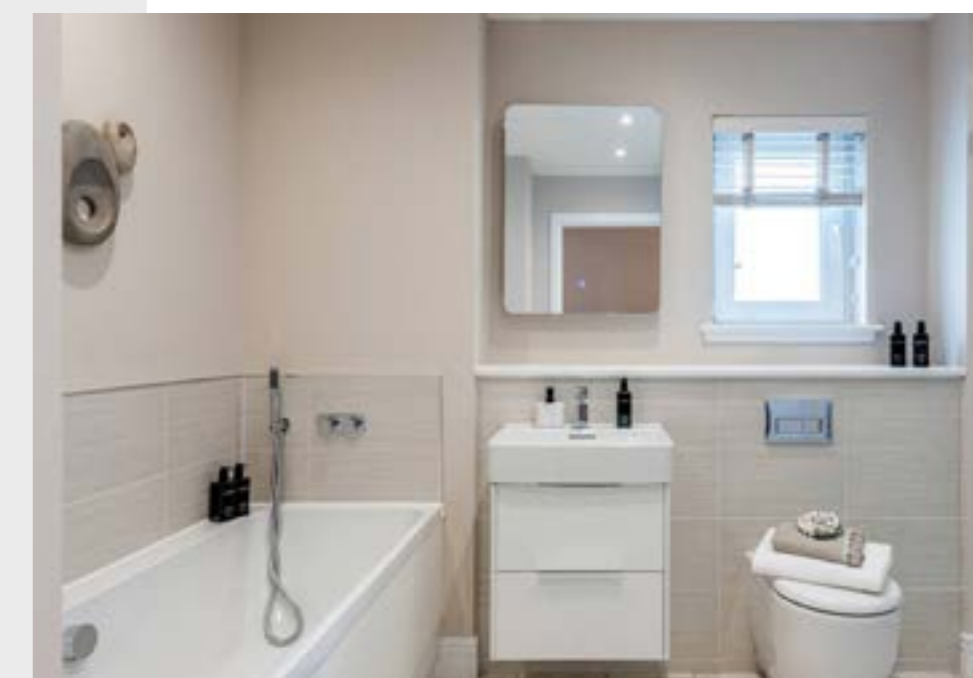


Welcome home to The Cleland

This 4-bedroom home features:

- Cala's high specification throughout, including German studio-designed kitchen with Siemens appliances included
- Set to the tree-lined North of Penicuik, in walking distance of the everyday amenities offered by the town.
- Plentiful cycle routes, dog walks and open spaces, with a coffee stop and eatery on route at the Flotterstone Inn.
- Abundant outdoor activities and family attractions nearby.
- Energy efficient - with Mixergy SMART hot water tanks and solar panels
- Service charge - £232.66
- EPC Rating - B

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GROUND FLOOR



FIRST FLOOR



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BORDERS

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