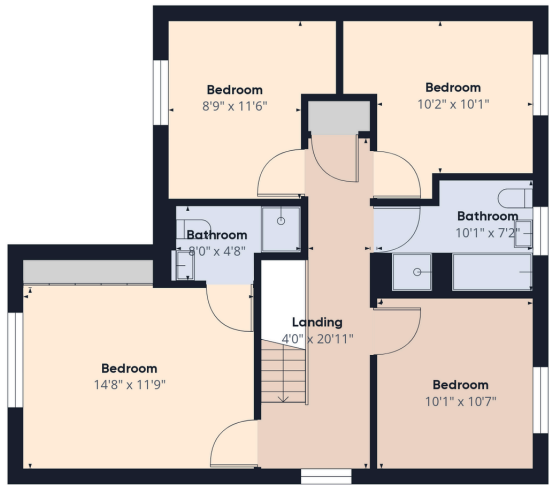




Floor 0



Floor 1



Description

Situated in a peaceful and small estate. This delightful 4-bedroom family home offers generous living space, perfect for a growing family. The home is complemented by a private garden, primary bedroom with en-suite and ample storage space throughout. With convenient access to local amenities, schools, and excellent transport links, this home presents an ideal blend of comfort and convenience.

The property comprises of :

- Welcoming Hallway
- Bright and spacious lounge
- Modern open plan kitchen/diner with doors to garden
- Ground floor WC
- Office with doors to garden
- Utility Room
- Primary Bedroom with en-suite and fitted wardrobes
- Three further double bedrooms
- Family bathroom with separate shower cubicle
- Private rear garden with patio area
- Driveway to Garage

Viewings by appointment with call now 0131 2973177



Location

Gilmerton is situated less than five miles south west of Edinburgh City Centre. Its a high amenity suburb with a selection of local shops nearby as well as Cameron Toll and Straiton shopping centre's a short drive away offering a number of well known high street stores as well as large supermarket's and convenient petrol stations. There is a good selection of local schooling as well as easy access to Edinburgh's private schools and Edinburgh University. The Royal Infirmary is also just over a mile away and there are a number of convenient bus services into the city centre and surrounding districts. For those looking to commute out of Edinburgh, the city bypass is within easy reach, connecting with the A1, A68, A7, Edinburgh Airport and the M8 and M9 Motorway Network.

