

15 Crows Close, South Queensferry, Edinburgh, EH30 9BE



Description

Most impressive 3 bed terraced villa with sleek, elegant interiors, deluxe fixtures and crisp, neutral walls. Commanding an enviable setting within a sought-after development just a short walk to the train station and to South Queensferry town centre, this perfectly proportioned home is a natural choice for a couple or young family, and comes with the added attraction of an enclosed sunny west-facing rear garden - perfect for entertaining guests.

- Hallway
- Living room
- Superbly appointed, high spec kitchen/dining room with integrated appliances and patio doors to rear garden
- Useful utility room with adjoining WC
- Generous master bedroom with twin aspect to the front and fitted storage
- Two further bedrooms
- Family bathroom featuring a stylish white three-piece suite having a shower over the bath
- Attic which could be utilised for additional storage space
- Gas central heating and double glazing ensure year round comfort and efficiency
- Beautifully enclosed rear garden mainly laid with artificial lawn
- Residents on street parking

Extras

The fitted floor coverings, oven, hob, cooker hood, washing machine, fridge/freezer, glass cupboard in living room, wardrobes in master bedroom, fitted blinds, fixed lighting and garden shed are included.

EPC Rating: C

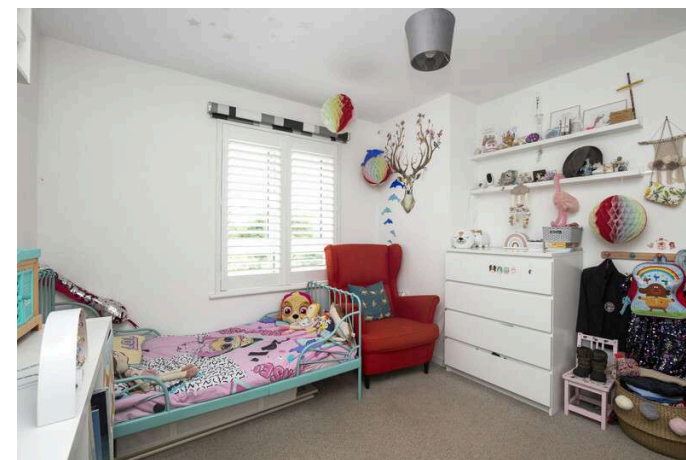


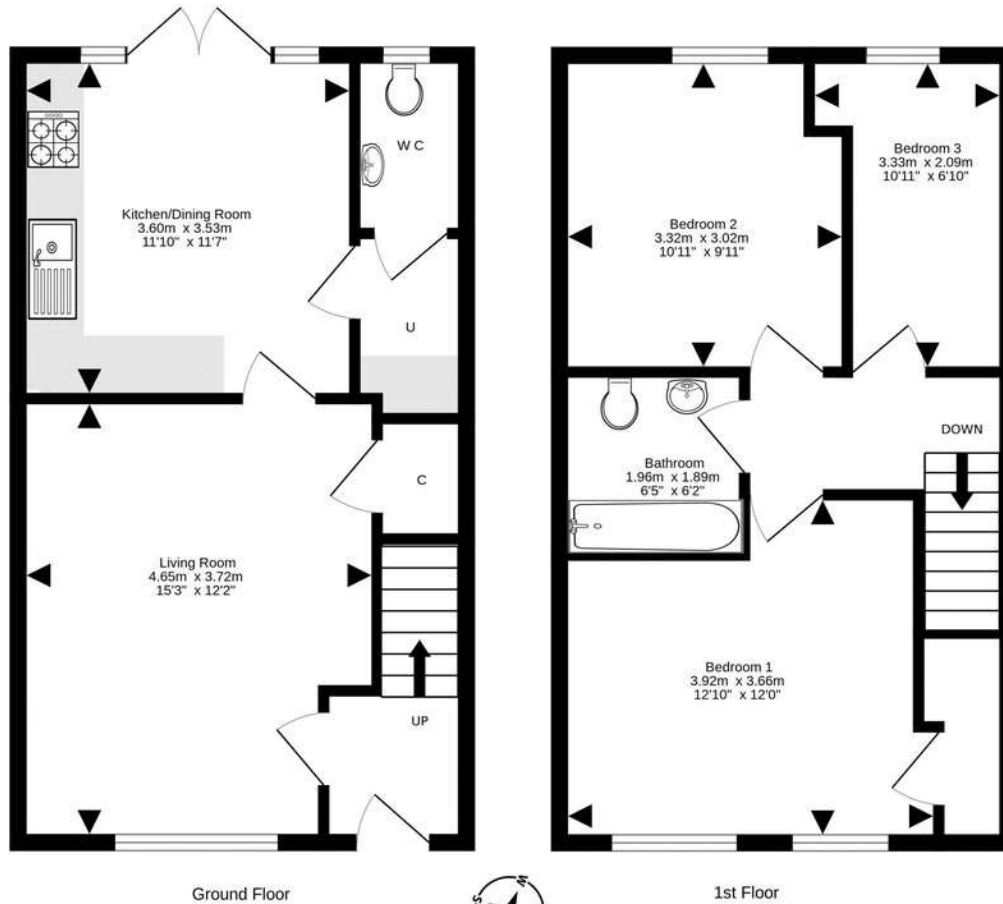
Location

The historic seaside town of South Queensferry is situated on the south bank of the Firth of Forth, within easy reach of Edinburgh City Centre (approximately 10 miles) by road or rail. Indeed, the town is within comfortable commuting distance of Scotland's principal towns and cities via the central motorway network. Although now a sizeable community 'Queensferry' retains its village charm and individuality, epitomised by its narrow rambling main street and awe-inspiring views of the Queensferry Crossing, the Road and Rail bridges. There are all the Post Office services, both primary and secondary schools and a wealth of shopping facilities ranging from delightful little galleries and speciality shops to a Tesco supermarket and a Marks & Spencer food outlet. In addition to sailing and water sports at the renowned Port Edgar Marina, several alternative sport and leisure options are available locally, including several golf courses and a leisure centre/ swimming pool offering a wide programme of activities for children and adults alike. The location is also popular with walkers, joggers, and cyclists with a number of off-road routes immediately available through the grounds of Dalmeny Estate and Hopetoun House, or via the old railway line/cycle path.

Price and Viewing

For price and viewing information or further details on this property please contact us on 0131 557 3188.





For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser. Made with Metropix ©2024



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