



3 Harvey Avenue

Wallyford, Musselburgh, EH21 8FA

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Property Summary

Welcome to a three-bedroom semi-detached house which boasts generous accommodation finished to exceptionally high standards, with stylish interior design throughout. The home further benefits from two reception rooms and three quality washrooms, as well as an ultra-modern kitchen with integrated appliances. Furthermore, this beautiful property provides private parking and a fully-enclosed rear garden, with a suntrap southwest-facing aspect. It forms part of a popular modern development on the rural fringes of Wallyford, offering proximity to East Lothian's countryside and coastline, as well as an easy commute to the capital.

Extras: all fitted floor and window coverings, light fittings, and integrated kitchen appliances to be included in the sale.

Features

- Modern semi-detached house
- Desirable location in popular Wallyford
- Welcoming entrance hall with a WC
- Living room with southwest-facing aspect
- Open-plan kitchen with garden access
- Dining room with generous built-in storage
- Landing with an airing cupboard
- Three bedrooms (two with built-in wardrobes)
- Contemporary en-suite shower room
- Contemporary family bathroom
- Excellent built-in storage
- Easy-to-maintain front garden/driveway
- Paved rear garden with southwest-facing aspect
- Gas central heating and double glazing
- EPC Rating - C

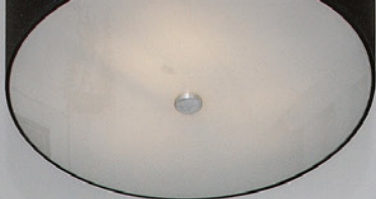


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“Living room with southwest-facing aspect and an open-plan kitchen with garden access”









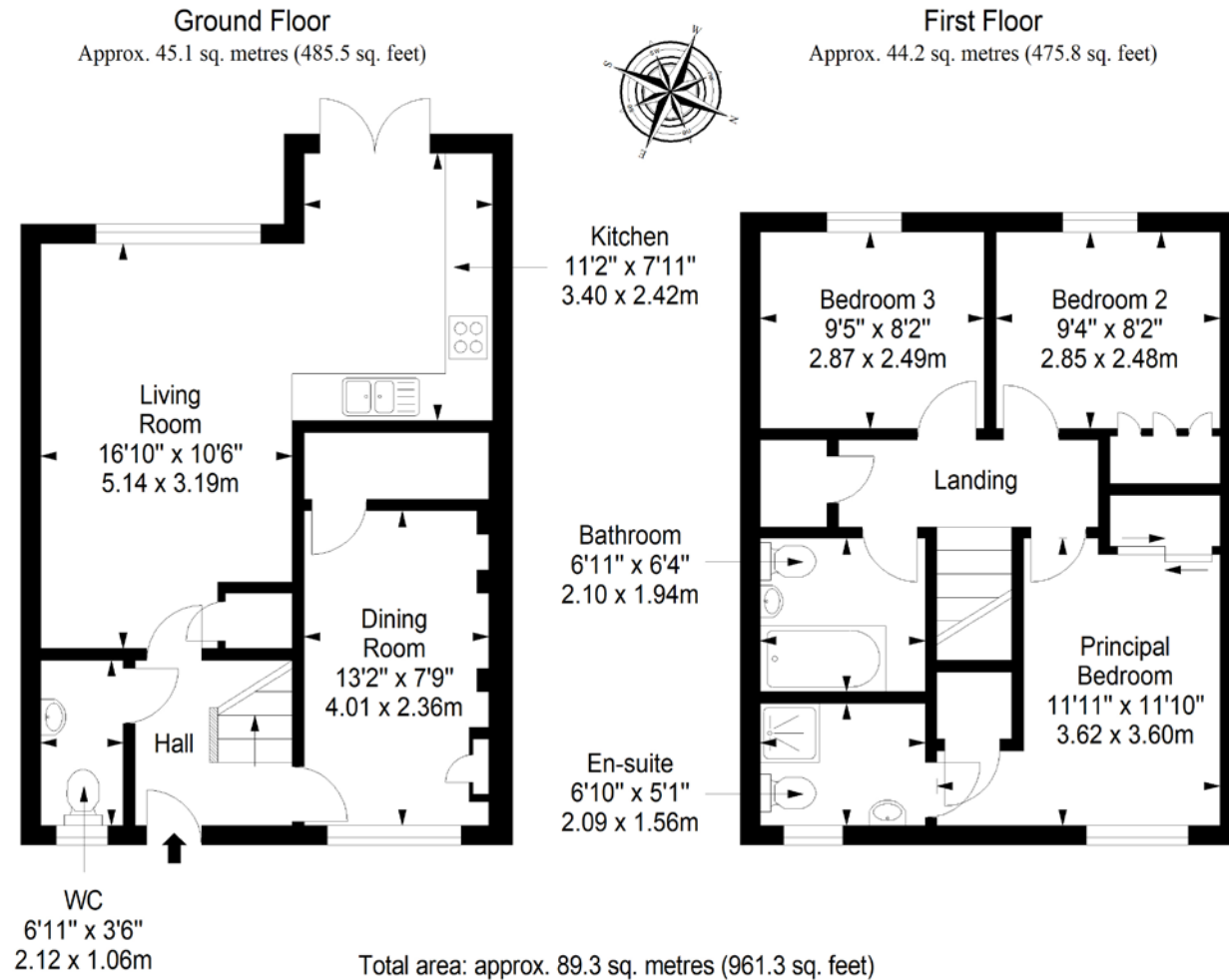
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“Dining room with generous built-in storage and three bedrooms (two with built-in wardrobes)”





Floorplan



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DISCLAIMER: These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute or form part of an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves. We recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment. Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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