





Welcome

Welcome to New Row, McDougall McQueen are delighted to present to the market this extended four bedroom end terrace property arranged over three floors, further benefits include a conservatory, private gardens to the front and rear along with a workshop, summer house and shed. The property is ideally and conveniently located in the popular East Lothian town of Tranent close to many local amenities, schooling and swift transport links. This property would be an ideal family home offering flexible and spacious accommodation. Presented to the market in good order throughout, we would recommend an early viewing.

- Entrance hallway
- Front facing living room
- Kitchen and dining area
- Conservatory with direct access to the garden
- Four bedrooms
- Family bathroom comprising WC, wash hand basin and shower cubicle
- Gas central heating
- Double glazing
- Walled gardens to the front and rear
- Outbuildings include shed, summer house and workshop
- On street parking available







Tranent

New Row is ideally located in the thriving East Lothian town of Tranent, which lies within easy commuting distance of Edinburgh. The local area now boasts all manner of light industry, and consequently a wide range of services and amenities have been created. Shops, banking, building society and postal services are available. Schooling is well represented from nursery to senior level. Surrounded as it is by open countryside and located close to some of East Lothian's best golf courses and beaches, this prime location will undoubtedly appeal to a wide cross section of the public. An efficient public transport network is on hand, which operates to many parts of East Lothian, to Edinburgh and further afield. The city bypass and main motorway networks are also within easy reach.

Extras

Included in the sale are: Floor coverings, light fittings and blinds where fitted. No warranty applies to any moveable items included in the sale and these are sold as seen.





Get in touch

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Disclaimer: Interested parties are advised to request their own solicitor to note interest with us as soon as possible after viewing. The Seller shall not be bound to accept the highest or any offer. These particulars do not form any contract, and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by sonic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. Only offers using the Combined Standard Clauses will be considered. Offers received not using these clauses will be responded to by deletion of the non-standard Clause and replaced with the Combined Standard Clauses. All systems, appliances or other moveable items included in the price, whether integrated or otherwise and the working order thereof are not warranted by the seller and are sold as seen. If the systems have been drained down or disconnected the seller will not be responsible for refilling the systems or reconnection of them.

