



Thornly, Thorntonloch

INNERWICK, DUNBAR, EH42 1QS

Property
PARIS STEELE

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PROPERTY DESCRIPTION

Occupying a breathtaking position with uninterrupted panoramic views over the beautiful Thorntonloch North Sea.

Beach five miles from Dunbar, Thornly offers a rare and outstanding opportunity. Generously proportioned and with a versatile layout, well-appointed interiors, and an abundance of natural light, this three-bedroom detached family home is a must-see for those seeking an exceptional coastal lifestyle.

From the sweeping, gated driveway that seems to guide you toward the shoreline and a well-kept sloping garden, the front door opens into an entrance vestibule and in turn an elegantly decorated hallway leading to all accommodation.

To your right, a light-filled, triple-aspect sitting room

showcases spectacular views across the beach to the North Sea.

Sliding patio doors connect seamlessly to the rear garden, while a soft neutral palette and plush natural-hued carpeting create a sense of comfort and calm, further elevated by an inviting open fireplace. Double doors provide a graceful transition into the adjoining dining room, which also enjoys direct rear garden access and an idyllic outlook, perfect for entertaining or hosting family gatherings year-round.





Beyond, a generous and bright farmhouse-style dining kitchen with a log-burning stove exudes rustic charm, complete with oak-effect wall and floor cabinetry, complementary worktops, and a tiled splashback. Integrated appliances include a hob, microwave, grill, and oven whilst a large utility room with external access to the front of the property offers additional storage. Adding to the impressive reception spaces, a well-appointed and sizeable sunroom offers serene views across the front garden and adjacent fields, a tranquil escape ideal for unwinding at any time of day.

Across the hallway, the south-west-facing principal double bedroom awaits. With its generous proportions, soothing colour scheme, living flame fireplace, and plush carpeting, it offers a restful retreat. Built-in mirrored wardrobes and an en-suite shower room (with underfloor heating) enhance the space, the latter boasting a sliding-door egress and delightful views across the garden to the beach and North Sea

Each of the two additional double bedrooms is well-presented and comfortable, and share access to a family bathroom complete with a luxurious sunken bath, WC, washbasin and underfloor heating. A guest toilet/cloakroom completes the accommodation.

Externally, the enclosed and expansive rear garden leading to the beach is mainly laid to lawn ideal for children, pets, friends, and family to enjoy. The sloping south-west-facing front garden features a lawn with attractive terraced planting and trees. A driveway and detached double garage provide ample off-street parking.

FIXTURES & FITTINGS

All fitted floor coverings, light fixtures, curtains, integrated oven, grill, induction hob, and dishwasher will be included in the sale. The fridge-freezer and washing machine will also be included. Some furniture, and the Lawn Tractor may also be available by negotiation.





PROPERTY FEATURES

- ❑ Three-bedroom detached home
- ❑ Stunning semi-rural location with panoramic views
- ❑ Triple aspect sitting room with rear garden access
- ❑ Versatile dining room opening to rear garden
- ❑ Farmhouse-style dining kitchen
- ❑ Sunroom
- ❑ Utility
- ❑ Three-bedrooms, one with en-suite shower room
- ❑ WC and family bathroom
- ❑ Sizeable wraparound garden
- ❑ Double glazing/Oil fired heating
- ❑ Driveway and detached double garage
- ❑ EPC - E
- ❑ Council tax band - G

DUNBAR

Thorntonloch is a small hamlet just five miles from Dunbar, famous for its 400m of beautiful sandy beach, popular for surfing, fishing and bird watching. From the beach you can stroll along the John Muir Link which runs from Dunbar to Cockburnspath.

Thirty miles east of Edinburgh, Dunbar is a picturesque, friendly, and historic East Lothian coastal town.

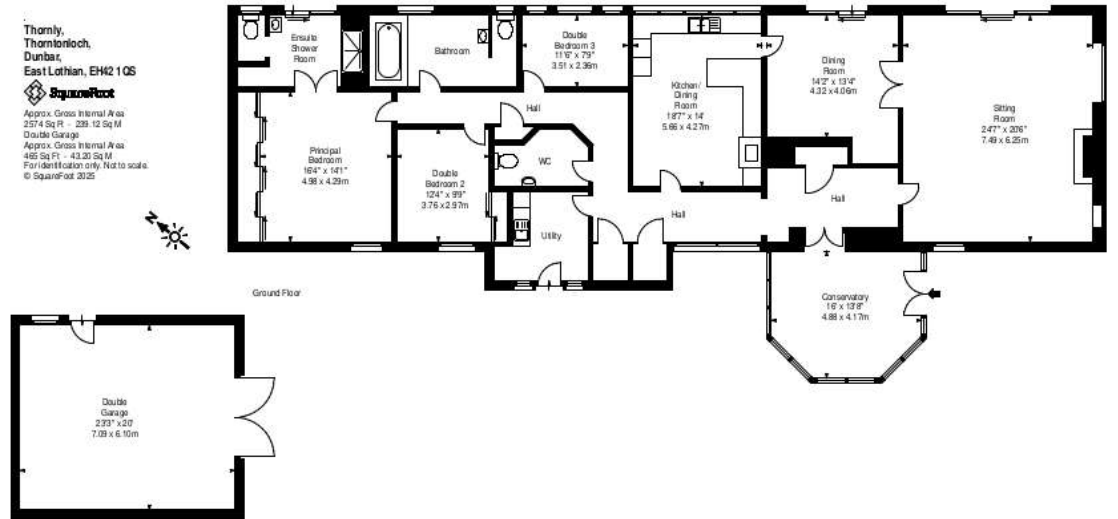
The award-winning high street is perfect for daily shopping needs and boasts an array of independent retailers, galleries, cafès, restaurants, bars, and convenience stores along with a post office, chemists, and opticians. On the outskirts of town is a large ASDA supermarket and garden centre.

For recreational pursuits, the town has a popular leisure centre complete with a swimming pool, flumes, and fitness classes. There are of course wonderful coastline and countryside walks to enjoy as well as access to the John Muir Country Park and two acclaimed golf courses. East Links Family Park and Foxlake Adventures are fantastic destinations for all ages.

There is well-regarded local schooling including Dunbar Grammar. Additionally, private schooling is available at nearby BellhavenHill, Compass in Haddington, and Loretto in Musselburgh and there are further choices available in Edinburgh.

Dunbar Train Station provides swift links to Edinburgh and there is convenient access to the A1 making it easy to commute by car.





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01620 497 497

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