

KILGOUR

PROPERTY



4 Chisholm Terrace, Penicuik, EH26 0HF





- Lounge
- Separate Kitchen Diner
- 2 Bedrooms
- Bathroom
- Gas Central Heating
- Double Glazing
- Private Gardens To Front & Rear
- On Street Parking
- Council Tax – Band B
- EPC – Band C

Viewing by appointment through selling agent on 0131 273 5233

Description

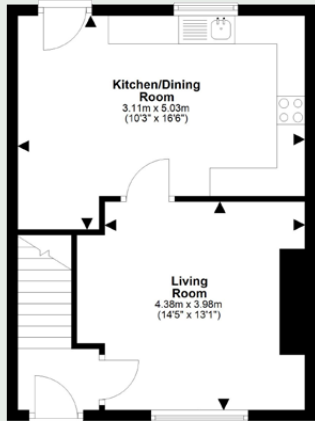
An ideally located and very well presented mid terrace villa set within a popular and sought after area close to amenities and very well placed for commuting.

The property is an ideal starter home or for someone looking to downsize and benefits from gas central heating and double glazing.

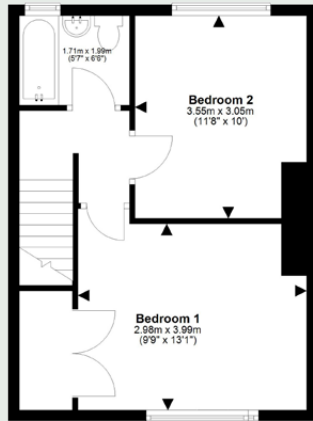
There are private gardens to the front and rear with the rear garden being of significant size. On street parking is also available.

Location

Penicuik lies approximately seven miles to the south of Edinburgh and is one of the largest towns in Midlothian. It, therefore, provides a wide range of convenience shopping together with a variety of recreation and leisure facilities. Schooling in the town is highly regarded at both Primary and Secondary levels. In addition, Penicuik is well served by a regular public transport service operating to Edinburgh and the neighbouring towns. The City Bypass is within easy reach linking to the wider motorway networks, Edinburgh Airport and the Queensferry Crossing.

1 2 1 C 
EPC BANDB 
COUNCIL TAX BAND

Ground Floor



First Floor

Lounge	14'5 x 13'1	4.38 x 3.98m
Kitchen/Diner	16'6 x 10'3	5.03 x 3.11m
Bedroom 1	13'1 x 9'9	3.99 x 2.98m
Bedroom 2	11'8 x 10'0	3.55 x 3.05m
Bathroom	6'6 x 5'7	1.99 x 1.71m







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