

campbell
smith

Springfield,
10 Fidra Road,
North Berwick,
EH39 4NG

- Delightful main door conversion in prime location
- Versatile accommodation
- High ceilings and period features
- Within walking distance of the beach and the High Street
- South facing private garden
- Entrance vestibule
- Reception hall
- Superb through sitting room with fireplace and bay window
- Generous dining kitchen
- Large master bedroom with en suite shower room
- Spacious second double bedroom
- Third bedroom/dining room
- Shower room
- Gas central heating

Fixed Price : £550,000

espc / rightmove / Zoopla / s1homes.com / f / X

camsmith.co.uk









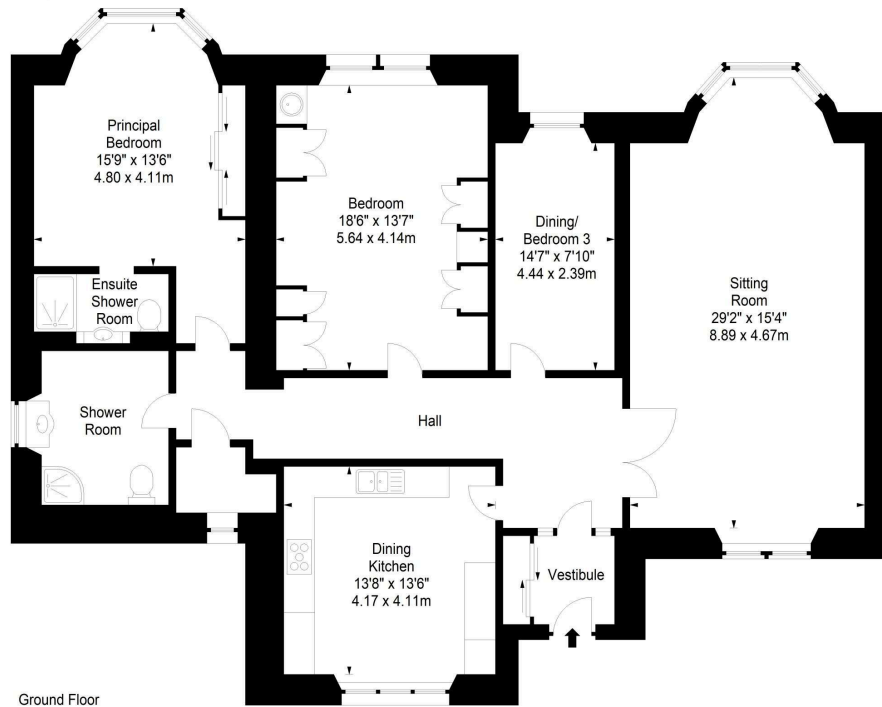




Fidra Road,
North Berwick,
East Lothian, EH39 4NG



Approx. Gross Internal Area
1695 Sq Ft - 157.47 Sq M
For identification only. Not to scale.
© SquareFoot 2026



Ground Floor



**campbell
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21 York Place, Edinburgh, EH1 3EN

Tel: 0131 555 2999

Fax: 0131 555 5450

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Extras

The fitted carpets, curtains, blinds and white goods in the kitchen are included. No warranty is given regarding the services, systems or any appliances



Buses

Dirleton Avenue - 122, 124, 125, 126, 127, N124, X5



Shops

High Street, Tesco & Aldi



Schools

Law PS, North Berwick HS



Parking

On street



Council Tax Band - F



EPC - C



Factor

None



Viewing

Telephone Campbell Smith on
0131 555 2999

DISCLAIMER

While our sales particulars are believed to be accurate and reliable, no guarantee is given as to their correctness or accuracy, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. The mention of any appliances and/or services in these details does not imply that these are in full and efficient working order. All measurements are taken using a sonic measuring tape and are therefore approximate sizes only.