



113 BURNBRAE ROAD, BONNYRIGG, EH19 3EY
Offers Over £165,000



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This top floor flat offers stunning views and a quiet atmosphere, providing a perfect retreat from the bustling world outside. Residents also benefit from private parking, ensuring that you always have a secure space for your vehicle.

Upon entering, you'll immediately notice the open and airy layout of this flat. The spacious living room is flooded with natural light and provides ample space for both relaxation and dining, making it the ideal space for hosting.

Just off from the living room is the modern kitchen featuring sleek cabinetry, high-quality appliances, integrated white goods and generous counter space for meal preparation.







The two bedrooms are well-appointed and modern offering comfort and tranquillity. The primary bedroom boasts an en-suite bathroom, complete with contemporary fixtures and a shower for added convenience.





The main bathroom is equally stylish and features a bathtub for those relaxing soak moments.

This property comes with gas central heating and double glazing.





Bonnyrigg is a thriving commuter town, located approximately 10 miles southeast of the city centre and excellent transport links, including the nearby city by-pass and the Borders railway, with station at Eskbank, offers hassle free travel into Edinburgh or a day trip, down to the beautiful borders. The town centre has an excellent range of amenities, for your day-to-day needs, including a post office and library. For larger shopping needs, there is a Tesco store at Eskbank and Straiton Retail Park, Ikea and Asda at Loanhead. Numerous leisure opportunities are available, with three local golf courses, many walking options, with Roslin Glen Country Park, Dalkeith Country Park and the Pentlands Hills Regional Park, within the vicinity and a leisure centre with swimming pool. A good selection of schooling is catered for from primary to secondary.

Get in touch



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Video Tour



Misrepresentations

The property is sold with all faults and defects, whether of condition or otherwise and neither the seller nor the selling agent, are responsible for such faults and defects, nor for any statement contained in the particulars of the property prepared by the said agent. The Purchaser(s) shall be deemed to acknowledge that he has not entered into contract in reliance on the said statements, that he has satisfied himself as to the content of each of the said statements by inspection or otherwise and that no warranty or representation has been made by the seller or the said agents in relation to or in connection with the property. Any error, omission or mis-statement in any of the said statements shall not entitle the purchaser(s) to rescind or to be discharged from this contract, nor entitle either party to compensation or damages nor in any circumstances to give either party any cause for action.



113 BURNBRAE ROAD, BONNYRIGG, EH193EY
NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 751 SQ FT / 70 SQ M
All measurements and fixtures including doors and windows are
approximate and should be independently verified.
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