



GSB Properties
8 Westgate
North Berwick, EH39 4AF



24 SWAN ROAD

TRANENT, EAST LoTHIAN, EH33 2JG

Quietly located close to Tranent town centre, this two-bedroom mid-terraced house will no doubt appeal to first-time buyers and investors. It is presented in move-in condition with stylish muted interiors, and enjoys bright and spacious living areas, good built-in storage, a well-kept enclosed garden, and access to unrestricted on-street parking.





PROPERTY FEATURES

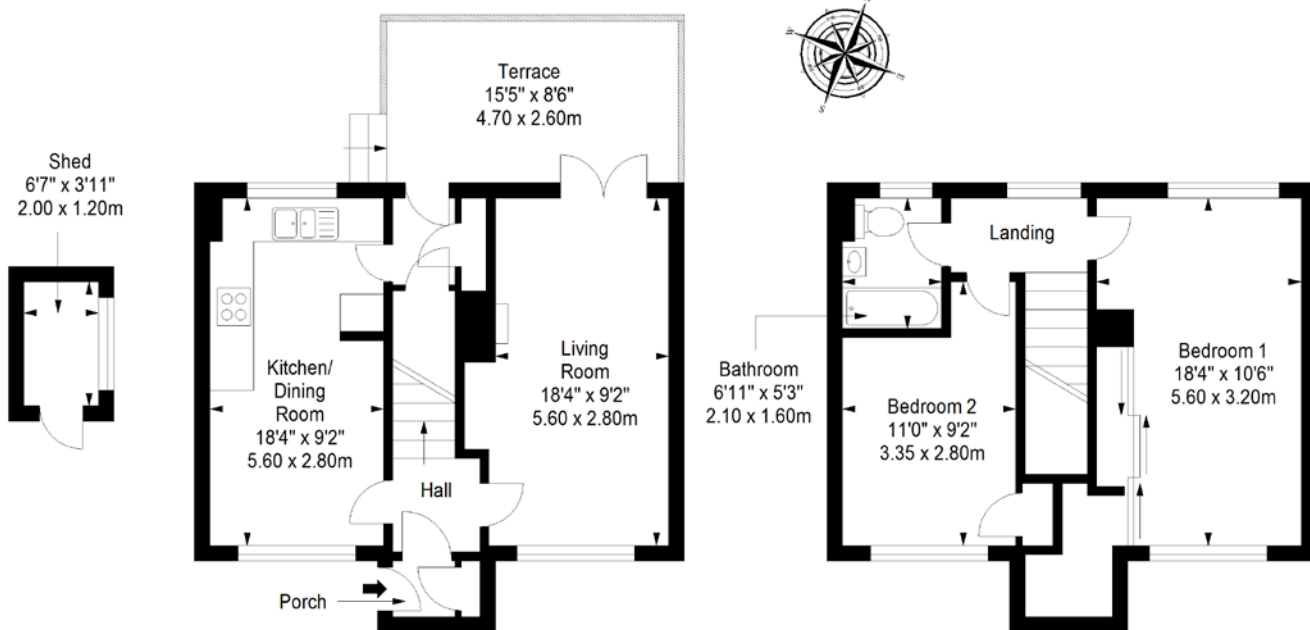
- Popular country town
- Tasteful contemporary interiors
- Mid terraced house with quiet setting
- Entrance porch (with storage) & hall
- South-facing living room with garden access
- Attractive modern kitchen with sunny dining area
- 2 Double bedrooms with good storage
- Modern bathroom with shower-over-bath
- Rear hall with storage & garden access
- Front lawn & enclosed rear garden with decked terrace & lawn
- Handy shed
- Unrestricted on-street parking
- GCH & DG
- EPC Rating - C

Extras: Included in the sale are all fitted floor and window coverings, light fittings, electric fire, and freestanding appliances.

Shed
pprox. 2.4 sq. metres (25.8 sq. feet)

Ground Floor
Approx. 42.9 sq. metres (461.8 sq. feet)

First Floor
Approx. 42.9 sq. metres (461.8 sq. feet)



Total area: approx. 88.2 sq. metres (949.4 sq. feet)

HOUSE SALES

If you have a house to sell, we provide free pre-sales advice, including valuation. We will visit your home and discuss in detail all aspects of selling and buying, including costs and marketing strategy, and will explain GSB Properties' comprehensive services.

1. While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

2. Interested parties are advised to note interest through their solicitor as soon as possible in order to be kept informed should a Closing Date be set. The seller will not be bound to accept the highest or any offer.