



72 Hillview Cottages

Ratho, Newbridge, Edinburgh, EH28 8RF

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Summary

Desirably located in the village of Ratho, close to the motorway network and just 30 minutes' commute from the heart of Edinburgh, this end-terraced house has been extended to create a fantastic family home accompanied by a private driveway and a large, low-maintenance garden with Pentland Hill views. The attractive interiors include three double bedrooms, two deluxe bathrooms, a south-facing living room, and an impressive kitchen with space for relaxation and dining.

Extras: All fitted floor and window coverings and light fittings are included in the sale.

Features

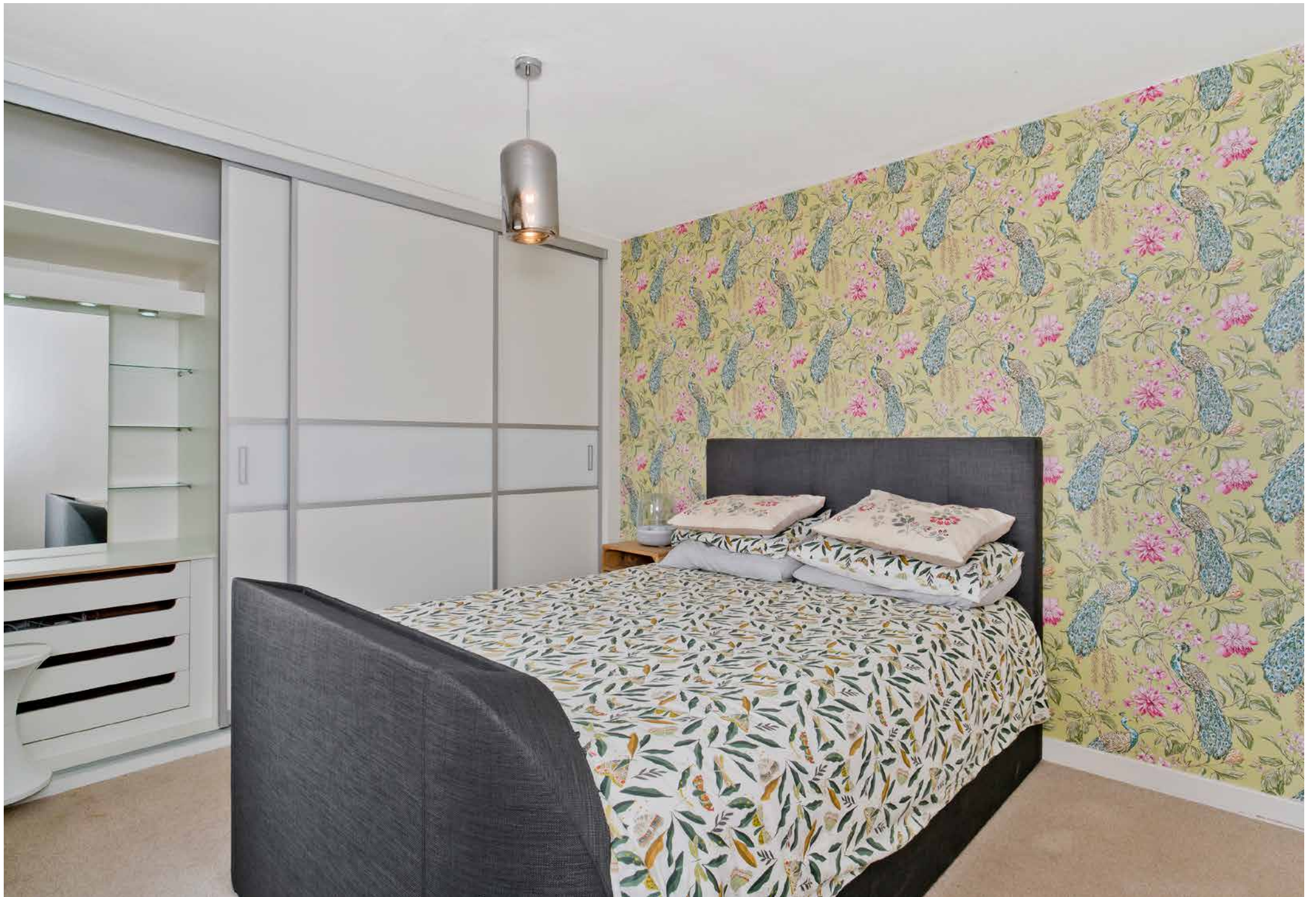
- Desirable village location
- Attractive contemporary interiors
- Extended end-terraced house
- Entrance hall with storage
- South-facing living room with living flame fire
- Stylish kitchen with family/dining area & garden access
- Principal bedroom with fitted wardrobes
- 2 Further double bedrooms
- Bathroom with bath & shower
- Shower room with rainfall shower
- Utility room
- Attractive front & rear gardens
- Private driveway
- GCH & DG
- EPC Rating - C





“Stylish kitchen with family/
dining area & garden access”





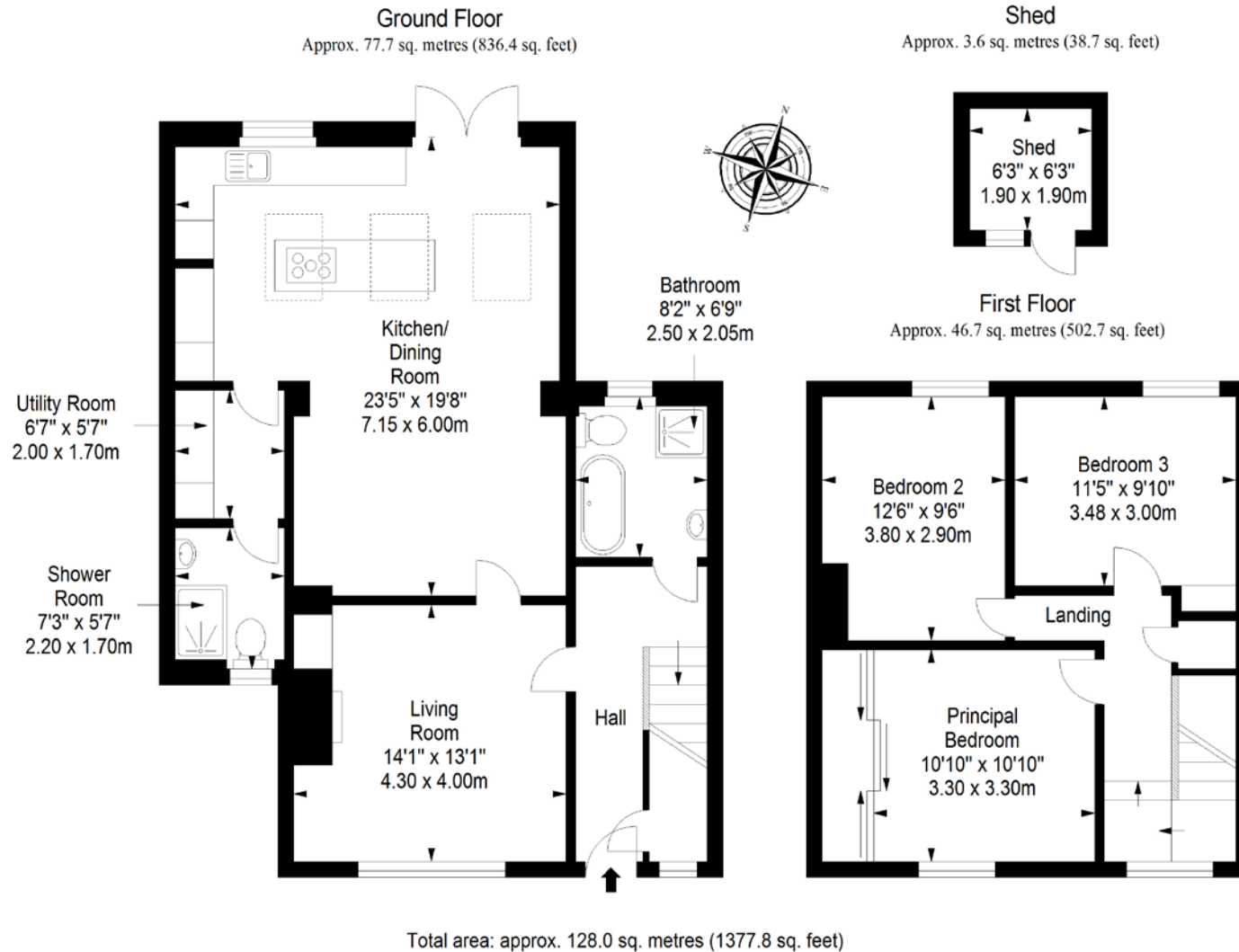


“Extended end-terraced house with attractive contemporary interiors”





Floorplan



LEGAL OFFICE: 89-91 Morrison Street, Edinburgh, EH3 8BU
0131 337 7771
www.clancys-solicitors.co.uk

DISCLAIMER
These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute or form part of an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves. We recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment. Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

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