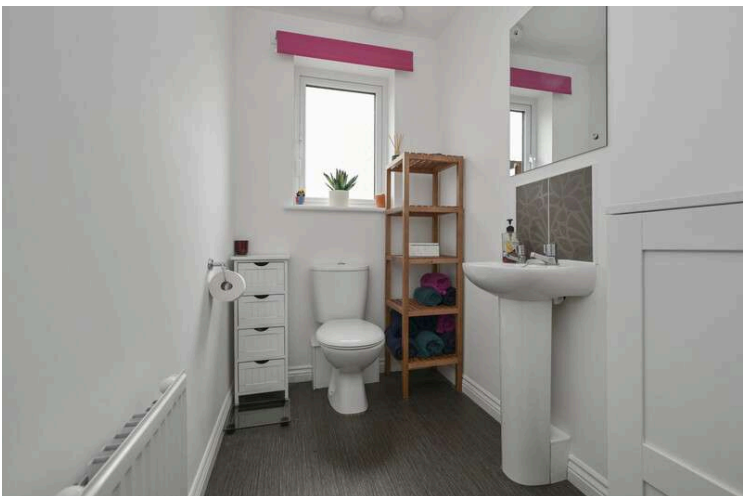






Welcome to Corby Craig, this fabulous three bedroom semi-detached property offers bright and spacious accommodation with the benefit of a driveway for up to three cars, gardens front and rear. The property is ideally located in the village of Bilston forming part of a popular residential estate close to local amenities, schooling and transport links. Presented to the market in excellent order throughout, we would recommend an early viewing.

- Reception hallway with a useful storage cupboard.
- Living/dining room with French doors opening to the rear garden.
- Kitchen equipped with a range of wall and base units along with integrated appliances.
- Downstairs cloaks comprising WC, wash hand basin.
- Staircase to the upper level, hatch to attic storage.
- Front facing double bedroom.
- Rear facing double bedroom.
- Third bedroom rear facing.
- Bathroom comprising WC, wash hand basin, bath with shower over.
- Gas central heating.
- Double glazing.
- Gardens to the front and rear with shed, multi car driveway.
- Security alarm.



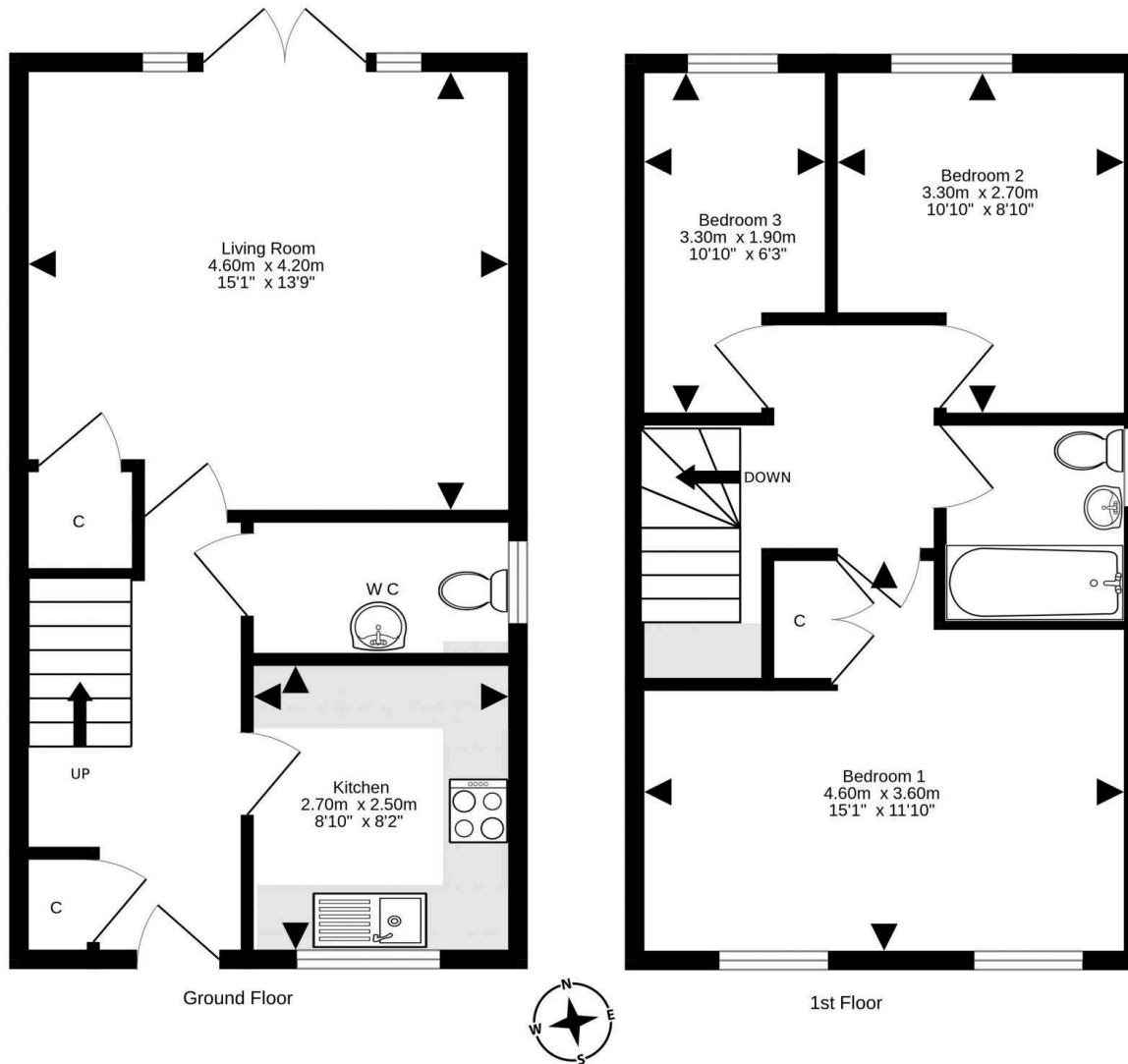
## Location

Bilston is a small village in Midlothian located north of Penicuik. There is a small range of shops close-by to cater for everyday needs, with a superb range of shopping outlets available at the impressive Straiton Retail Park which includes a Marks and Spencer and Sainsbury. Further shops, leisure and recreational facilities can be found at Roslin, with Penicuik just a little further to the south. Schooling is well represented from nursery to senior level. An efficient public transport network operates to most parts of the town and surrounding areas. The City Bypass and main motorway networks are also within easy reach.

## Price & Viewing

For price and viewing information or further details on this property please contact agent

EPC Band - C



For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser.  
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Disclaimer: Interested parties are advised to request their own solicitor to note interest with us as soon as possible after viewing. The Seller shall not be bound to accept the highest or any offer. These particulars do not form any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by sonic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. Only offers using the Combined Standard Clauses will be considered. Offers received not using these clauses will be responded to by deletion of the non-standard Clause and replaced with the Combined Standard Clauses. All appliances or other moveable items included in the price, whether integrated or otherwise, are not warranted by the seller. The working order of appliances will not be warranted.

