



GILSON GRAY

LAW • PROPERTY • FINANCE

43 LINKS ROAD, PORT SETON

Prestonpans, East Lothian, EH32 0DZ



Overlooking Port Seton's scenic seafront, this attractive semi-detached dormer-fronted home is complemented by generous landscaped gardens, a private driveway, and an attached garage. The spacious and versatile interiors boast four double bedrooms with storage, a fifth bedroom/study, a principal en-suite shower room, a bathroom, a handy ground-floor WC, two bright reception rooms, and a dining kitchen opening onto an enclosed south-facing rear garden. The small coastal town is well-served by local amenities and connected to the capital and further afield by good bus connections, major roads, and nearby rail links.

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



FEATURES

- Envious seafront position
- Generous semi-detached house
- Vestibule and hall with WC/storage
- Dual-aspect living room with sea views
- Formal dining room
- South-facing dining kitchen with garden access
- Four double bedrooms with storage
- Ground-floor single bedroom/study
- Principal en-suite shower room
- Bathroom with shower-over-bath
- Attractive gardens (sea-facing to front and south-facing to rear)
- Private multi-car driveway
- Attached single garage
- Gas central heating and double glazing







"A INVITING SEAFRONT HOME WITH APPEALING VERSATILITY, DELIGHTFUL GARDENS, AND PLENTIFUL PRIVATE PARKING."





EPC RATING:



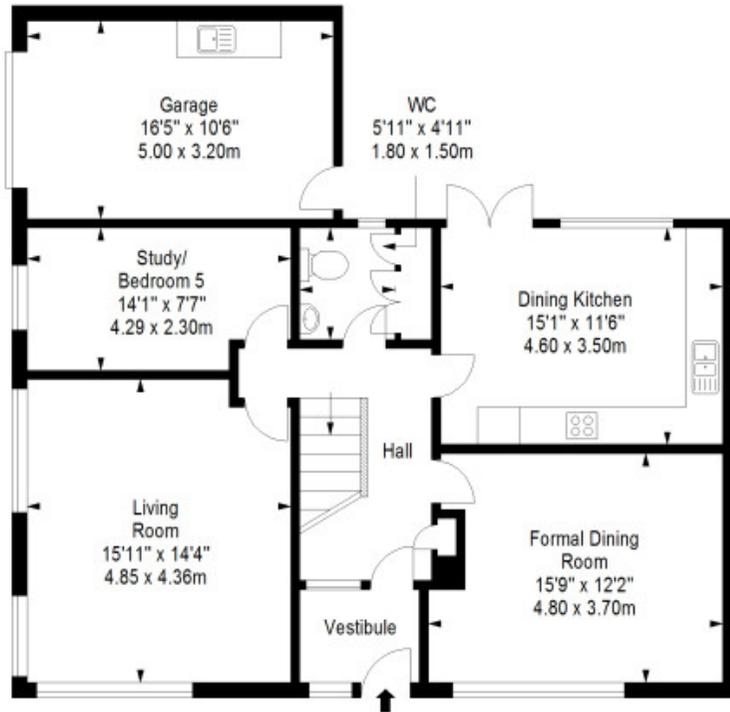
COUNCIL TAX BAND:



VIEWINGS: by appointment with Gilson Gray on 01620 893 481

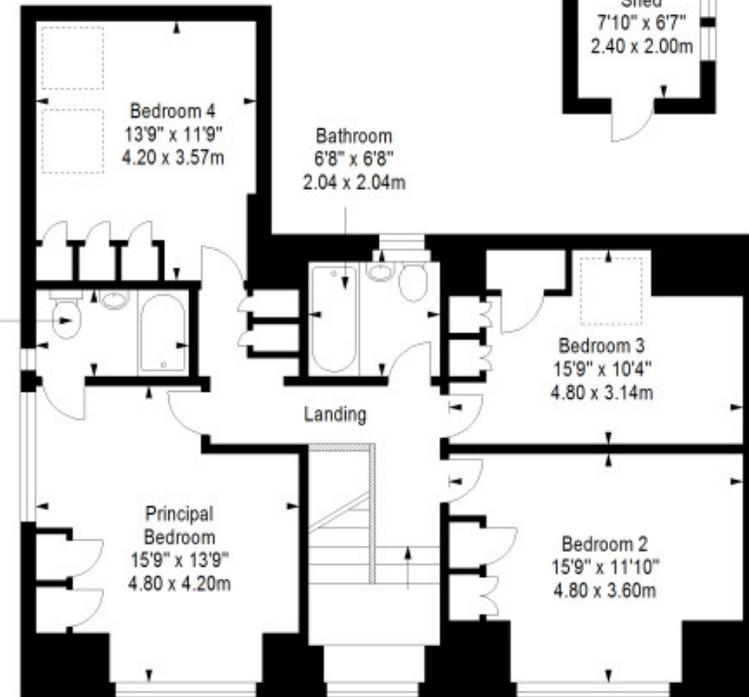
Ground Floor

Approx. 100.2 sq. metres (1078.6 sq. feet)



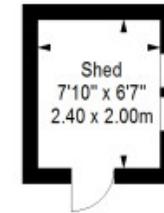
First Floor

Approx. 91.0 sq. metres (979.5 sq. feet)



Shed

Approx. 4.8 sq. metres (51.7 sq. feet)



Total area: approx. 196.0 sq. metres (2109.8 sq. feet)



GILSONGRAY.CO.UK

EDINBURGH

29 Rutland Square
EH1 2BW
0131 516 5366



GLASGOW

160 West George Street
G2 2HQ
0141 530 2021



EAST LOTHIAN

33 Westgate
EH39 4AG
01620 893 481



DUNDEE

2 West Marketgait
DD1 1QN
01382 201 000



BORDERS

01890 880 008



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