

10 Easter Langside Cres

DALKEITH, MIDLOTHIAN, EH22 2FL



Immaculate two-bedroom terraced home in Dalkeith offering modern living in true move-in condition



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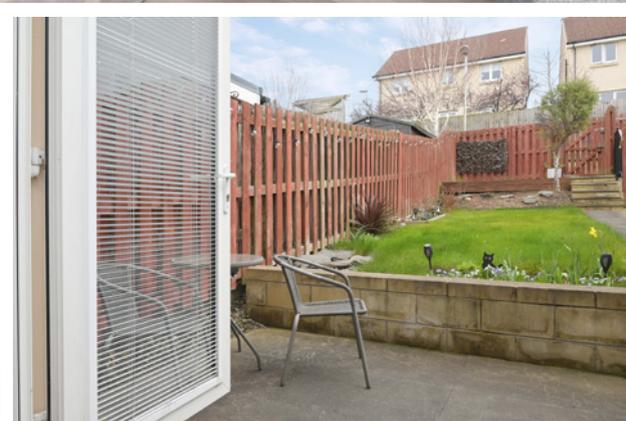


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McEwan Fraser Legal is delighted to present this immaculately presented two-bedroom terraced house, ideally located on Easter Langside Crescent in Dalkeith. Finished to a high standard throughout, this superb home offers modern, comfortable living in true move-in condition.

THE LIVING ROOM



The property provides bright and well-proportioned accommodation, with a welcoming living room that offers an ideal space for both relaxing and entertaining.

THE KITCHEN



The kitchen is well-appointed with ample storage and worktop space, designed to cater for everyday living.





Upstairs, there are two generous double bedrooms, both beautifully presented and offering excellent space for free-standing furniture. The accommodation is completed by a stylish bathroom, finished to a clean and modern standard. Further benefits include gas central heating and double glazing throughout, ensuring warmth and energy efficiency all year round.

THE BATHROOM



BEDROOM 1



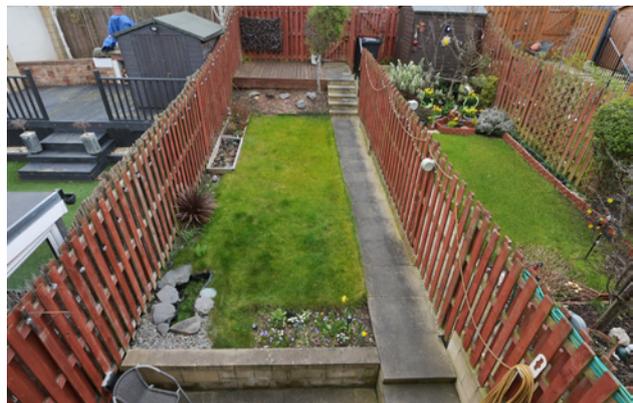
BEDROOM 2



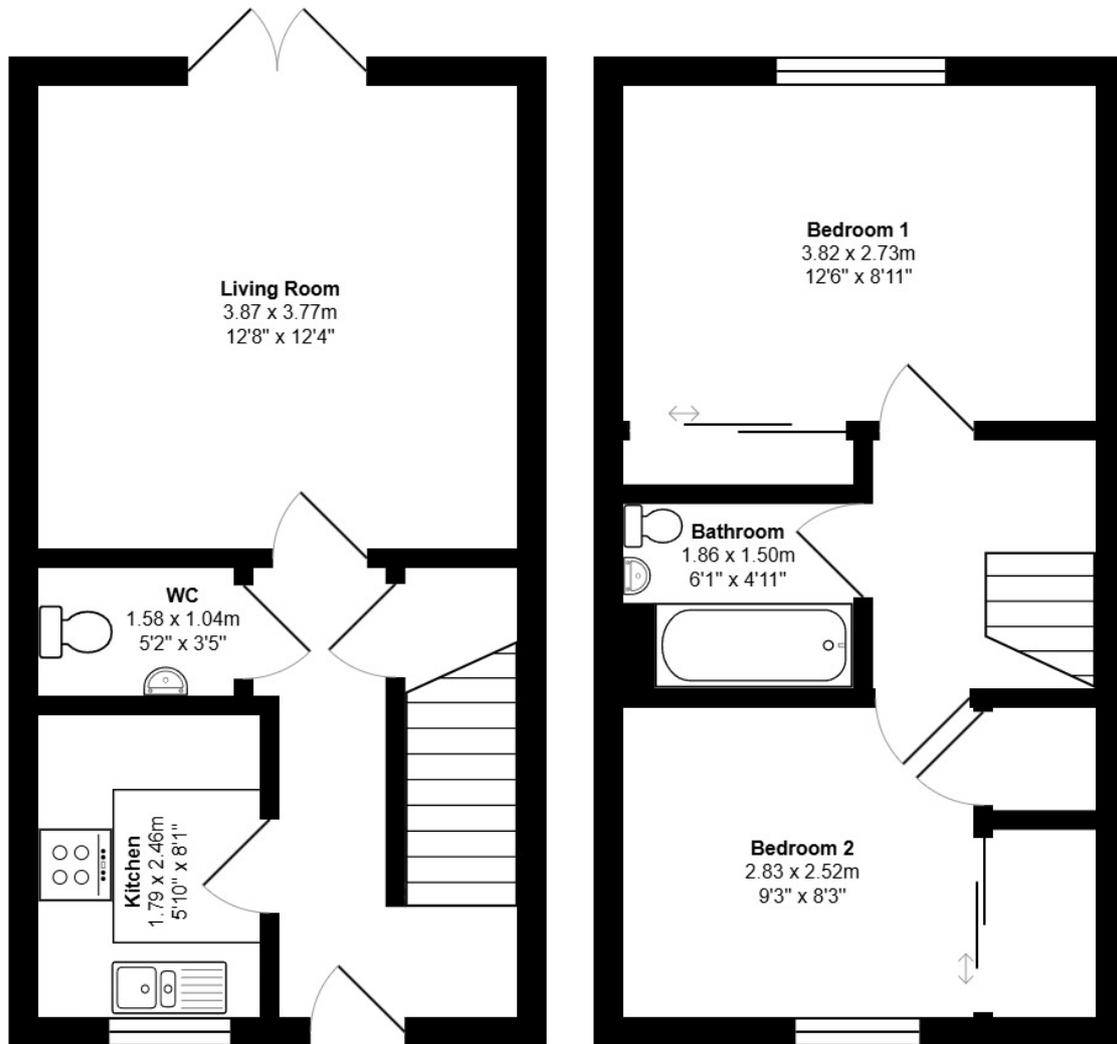
Externally, the property enjoys a private outdoor space, perfect for relaxing or entertaining, while the surrounding area offers excellent local amenities, schooling and transport links.

This is a fantastic opportunity to acquire a turnkey home in a popular and well-established residential location. Early viewing is highly recommended.

EXTERNALS

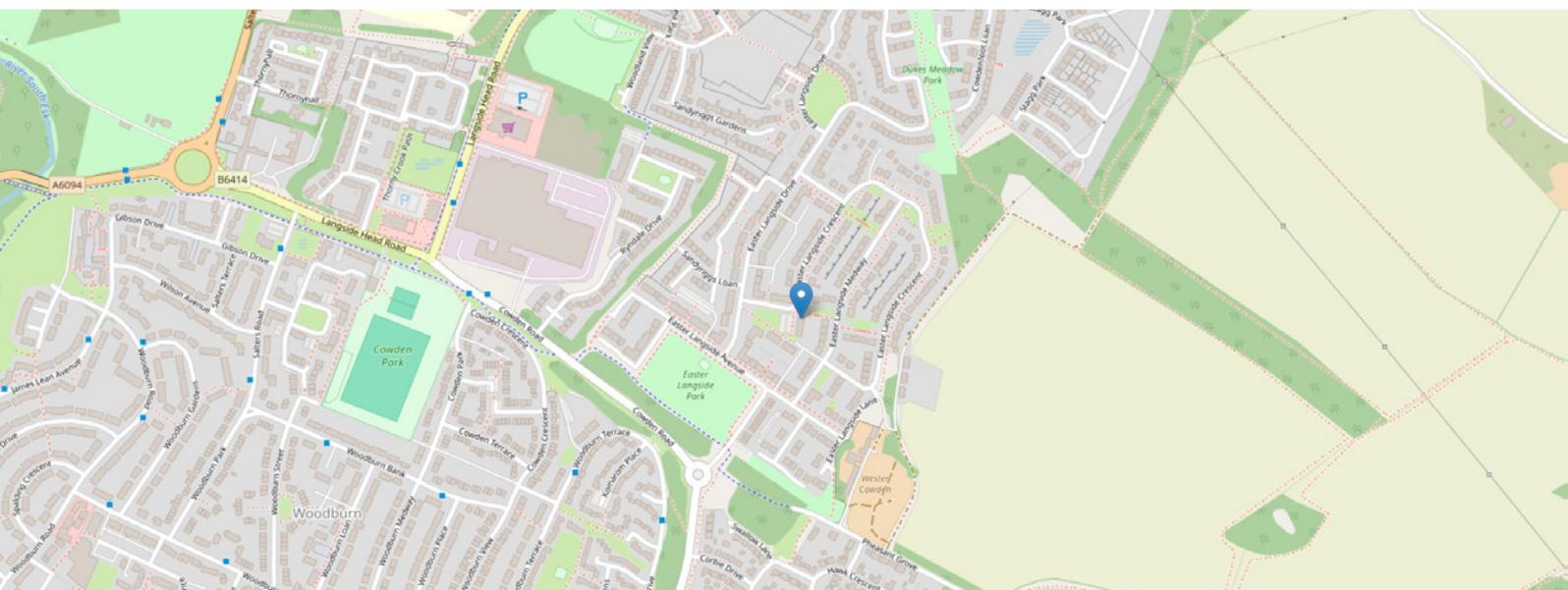


FLOOR PLAN & DIMENSIONS



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 62m² | EPC Rating: C



THE LOCATION

Dalkeith is a thriving town in the county of Midlothian, perhaps some eight miles from Edinburgh's city centre. It is surrounded by open countryside and forms part of the crescent of similar small towns stretching from Musselburgh to the east through Dalkeith, Eskbank and Bonnyrigg to Loanhead, Roslin and Penicuik in the west.





Dalkeith itself is an excellent shopping centre, and people travel in from a wide radius to take advantage of its opportunities. A great deal more than normal daily requirements is catered for in this location, and there is also a good choice of banking, building society and Post Office services.

In recent years, the road network in the area has improved beyond all recognition. As a consequence, the city bypass can be reached in a matter of a few minutes, and thereafter, every major trunk route is within the easiest possible reach. Dalkeith may therefore be a convenient location for anyone requiring to travel throughout the motorway networks of east, west and central Scotland, perhaps in connection with their job. There is a regular and frequent bus service to Edinburgh's city centre and the trip can often take less than twenty minutes except at peak times.



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THE SUNDAY TIMES
THE TIMES



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