

42 Paradykes Avenue

LOANHEAD, MIDLOTHIAN, EH20 9LD



*3-BEDROOM TERRACED HOME WITH
DRIVEWAY AND PRIVATE GARDEN*



0131 524 9797



www.mcewanfraserlegal.co.uk



info@mcewanfraserlegal.co.uk



This beautifully presented terraced property offers a perfect blend of contemporary design and high-quality finishes, creating a stylish and comfortable family home. With a private driveway and a modern aesthetic throughout, the property has been finished to an exceptional standard with brand-new upgrades and premium flooring.

Upon entering, you are welcomed by a bright and inviting entrance hallway, setting the tone for the rest of the home. The living room is a particularly appealing space, flooded with natural light from large windows, creating a warm and airy atmosphere.



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The heart of the home is the beautiful, newly fitted kitchen. Thoughtfully designed with both style and practicality in mind, it features a central island, ample storage, a gas cooker, and sleek tiled walls. Spotlights enhance the space, while modern floor-to-ceiling radiators add a contemporary touch. The kitchen has been opened up to maximise space and flow, though cleverly designed sliding doors allow for separation when desired. A door also provides direct access to the garden.

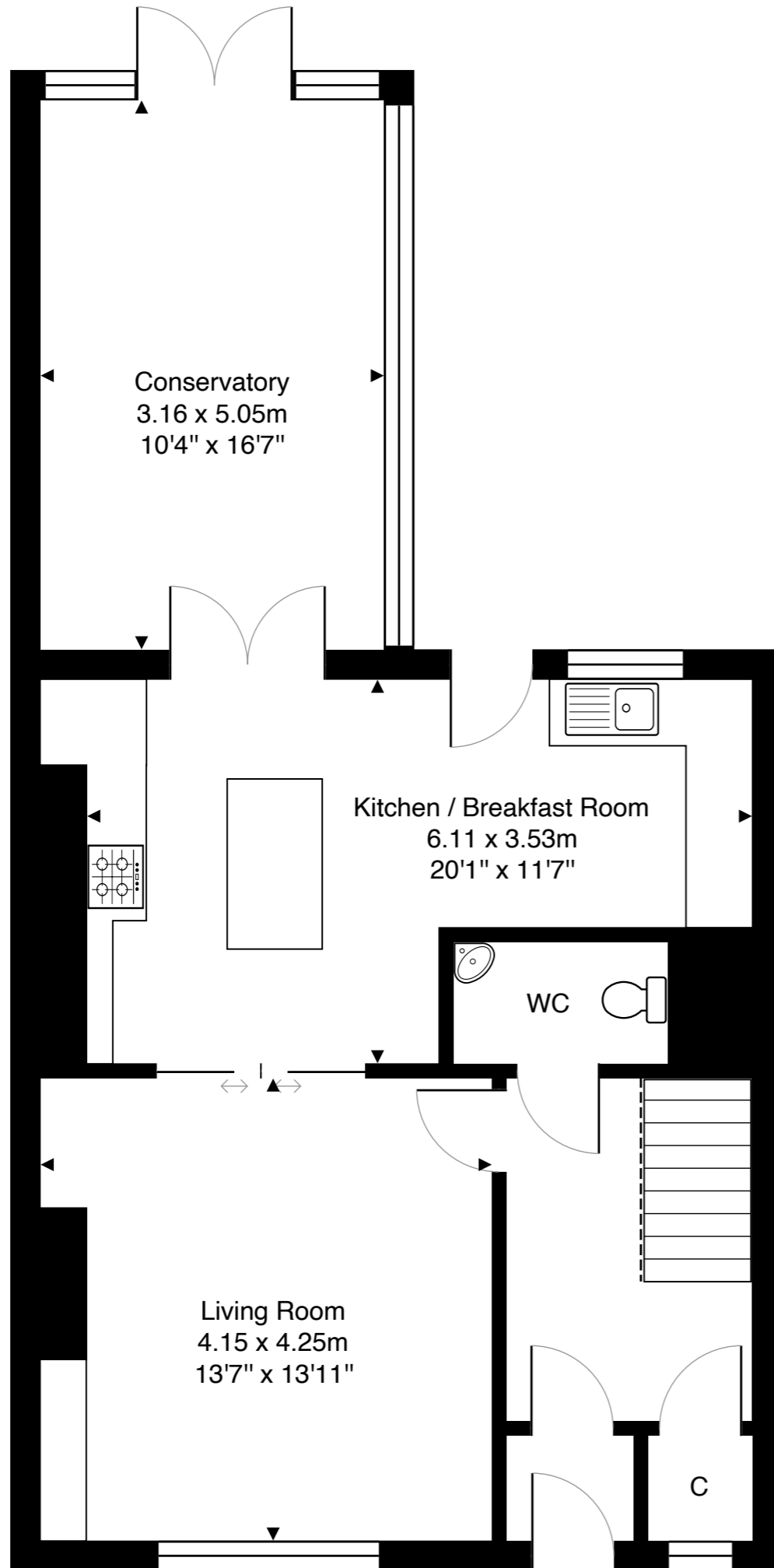


Double doors from the kitchen lead into a bright and airy conservatory, currently utilised as a dining area. This versatile space enjoys an abundance of natural light and offers further access to the garden, making it ideal for both everyday living and entertaining. A convenient WC completes the ground floor.

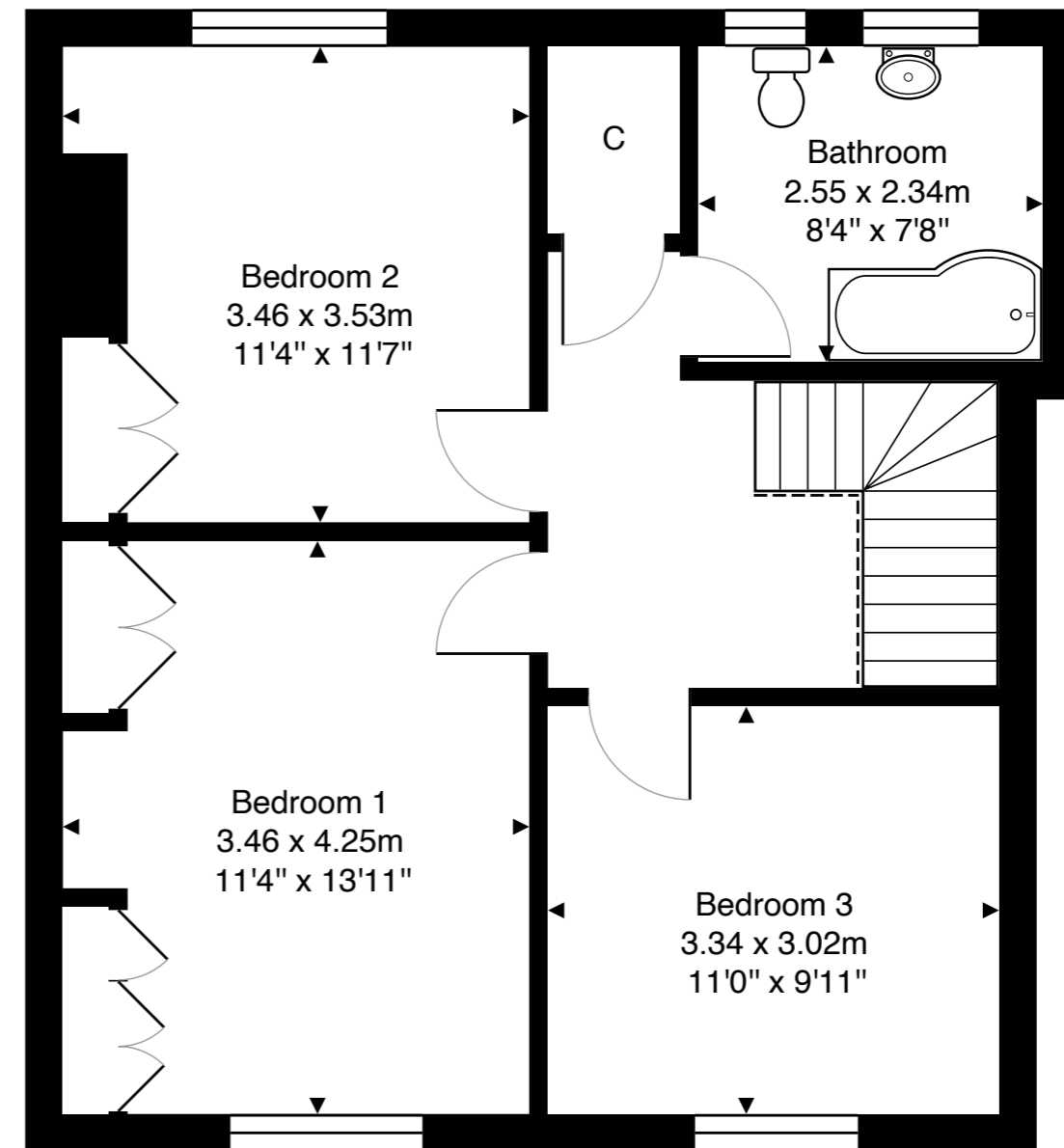


Upstairs, the property boasts three well-proportioned double bedrooms. The impressive family bathroom is both spacious and stylish, featuring modern tiling, a high-quality finish, and a heated towel rail.





Gross internal floor area (m²): 103m²
EPC Rating: C





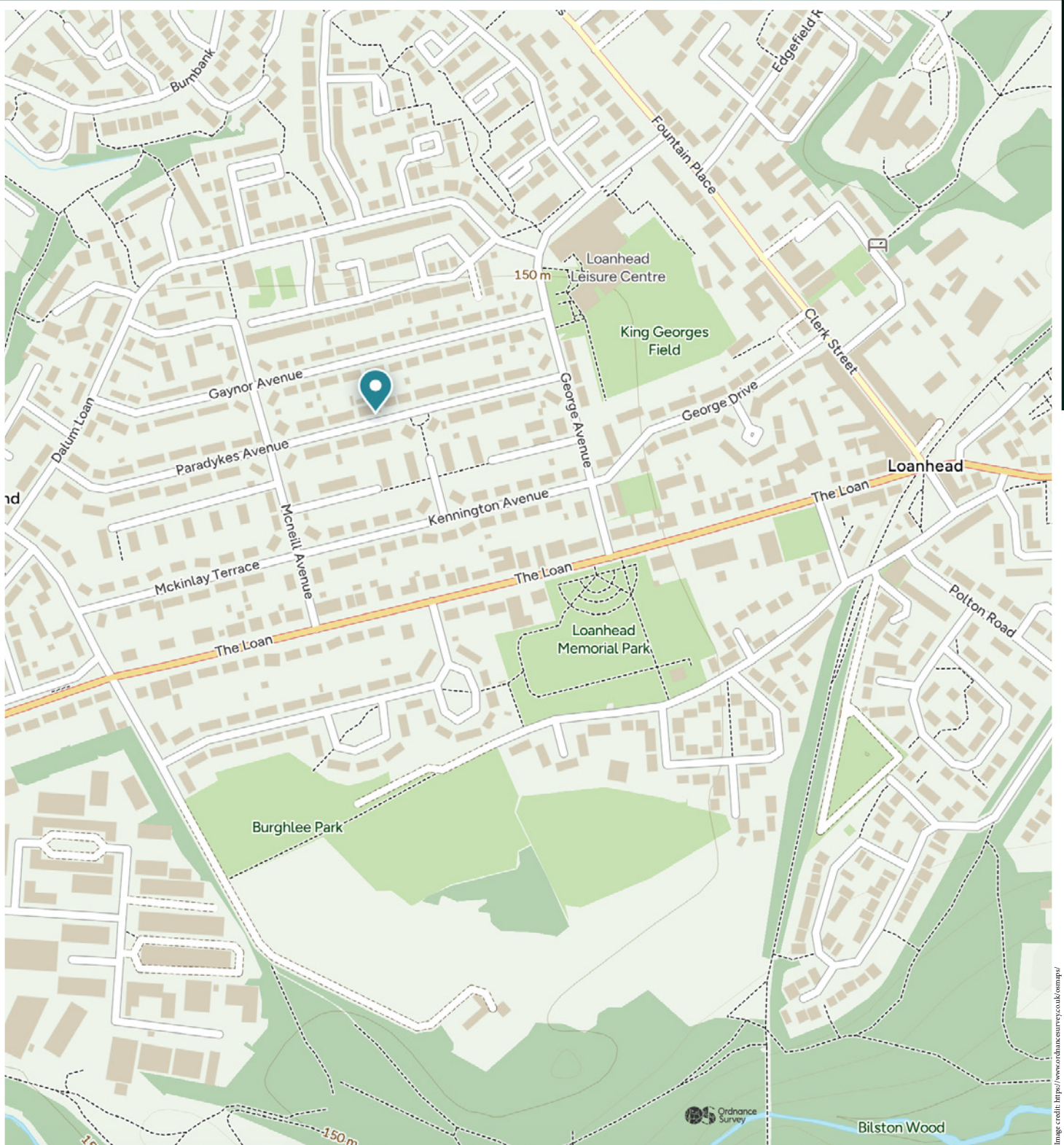
Externally, the garden is generously sized and predominantly laid to lawn, offering excellent outdoor space for families or entertaining. A garden shed provides additional storage.



Loanhead is a popular and well-established Midlothian town, offering an excellent balance of suburban living with easy access to Edinburgh City Centre. The area is well served by a range of local amenities, including shops, supermarkets, cafes, and schooling for all ages.

For a wider selection of retail and leisure facilities, Straiton Retail Park is just a short drive away, home to a variety of high street stores, restaurants, and a cinema. The area also benefits from excellent transport links, with regular bus services and convenient access to the Edinburgh City Bypass, making commuting straightforward.

Surrounded by open green spaces and countryside, Loanhead is ideal for those who enjoy outdoor pursuits, while still being within easy reach of the capital. This makes it an attractive location for families, professionals, and first-time buyers alike.



McEwan Fraser Legal

Solicitors & Estate Agents

Tel. 0131 524 9797

www.mcewanfraserlegal.co.uk

info@mcewanfraserlegal.co.uk



Text and description
ZARA GROSPPELLIER
Surveyor



Layout graphics and design
ALAN SUTHERLAND
Designer

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