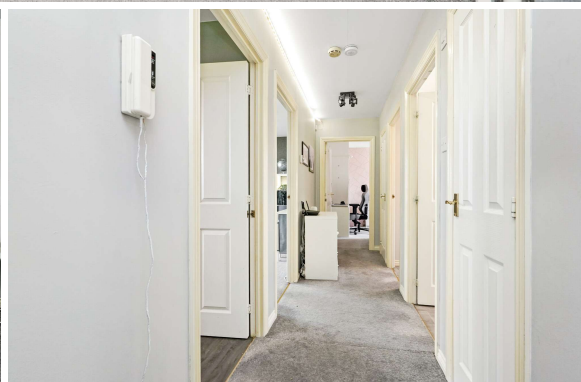
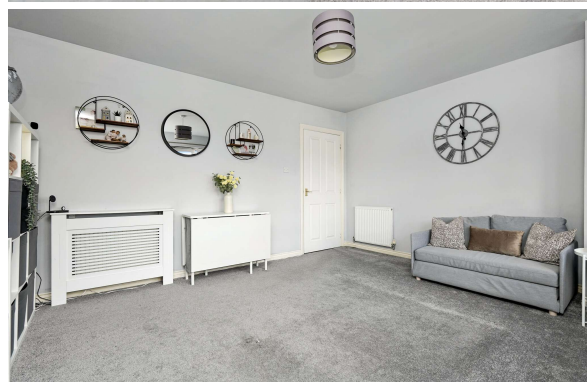




2E Easter Langside Medway,
DALKEITH | EH22 2FJ


warners
solicitors & estate agents



2E Easter Langside Medway,

DALKEITH | EH22 2FJ

An excellent opportunity to purchase this spacious and bright two-bedroom first floor flat, ideally situated within a popular residential area of Dalkeith.

The property offers well-proportioned accommodation throughout, comprising a welcoming entrance hallway, a bright and spacious living room, and a well-appointed kitchen featuring ample worktop space together with a good range of floor and wall-mounted units, providing excellent storage and preparation space.

There are two generous bedrooms, with the principal bedroom benefiting from built-in storage, offering useful additional space for clothing and belongings.

The property is accessed via a secure entry system, providing added peace of mind. Externally, residents have access to well-maintained communal areas, along with the benefit of allocated parking.

- Spacious two-bedroom first floor flat
- Popular residential location in Dalkeith
- Secure entry system
- Allocated parking and well maintained communal gardens
- Gas central heating
- Double glazing

Council Tax: C , Energy Rating: C

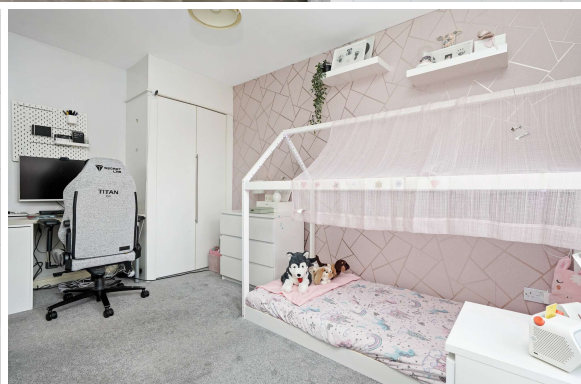
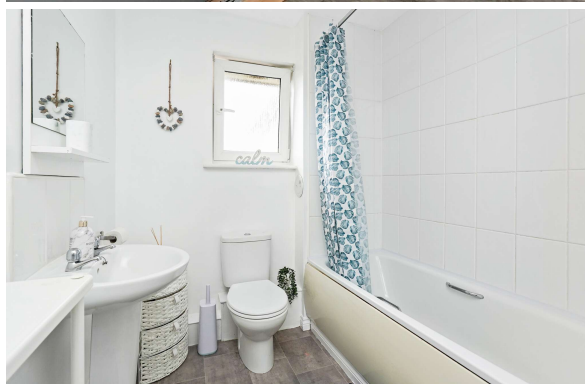
Factor payable to Hacking & Paterson. Approx. £220 per quarter

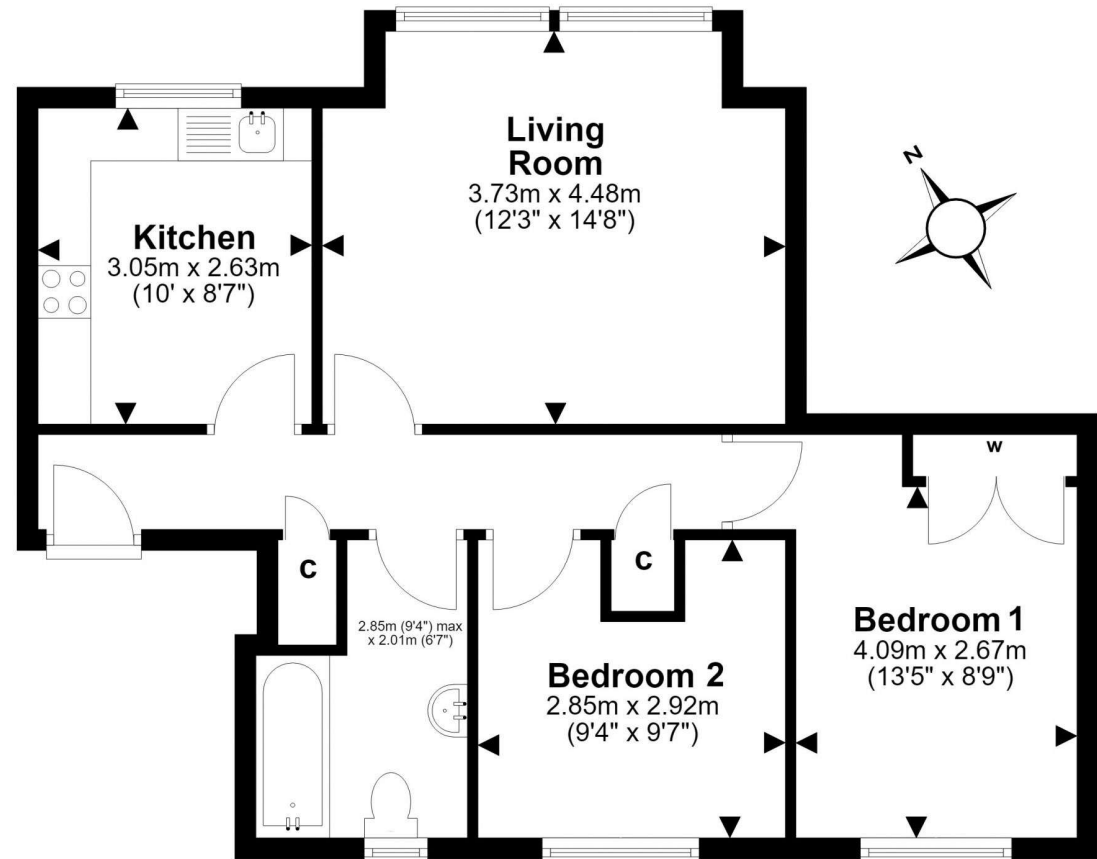
PRICE & VIEWING: Please refer to our website, www.warnersllp.com or call us on 0131 667 0232.



The popular Midlothian town of Dalkeith lies within easy commuting distance of Edinburgh. There is a good range of shopping outlets on hand, including a 24 hour Tesco store, Starbucks and Greggs Drive Thru at Hardengreen, whilst further shopping is available in Dalkeith town centre or nearby Bonnyrigg. The immediate vicinity lends itself to restful country walks, including within Dalkeith Country Park, and there is a choice of golf courses. Schooling is well represented from nursery to senior level, with the Jewel & Esk College's Midlothian Campus also easily accessible. An efficient public transport network is on hand, which operates to other areas such as Edinburgh City Centre and the Borders Railway link has a station at nearby Eskbank.

Extras: Fixtures and fittings, TV bracket, oven, hob, fridge freezer, washing machine, tumble drier, and hive smart heating system.





This plan is for illustrative purposes only and should only be used as such by a prospective purchaser.
For details of the internal floor area, please refer to the Home Report.