

COULTERS[©]

WELCOME TO:

MAIN STREET

141D Main Street, Newtongrange, EH22 4PF



MAIN STREET AT A GLANCE:



Leafy rural village location



Two bedrooms contemporary flat



Light, open-plan kitchen/living room



Newtongrange Rail Station close by



Welfare Park in walking distance



Edinburgh College at nearby Eskbank

EXTRAS:

All fixtures and fittings, including; blinds, curtains, carpets and fitted floor coverings. Only selected light fittings are included. Please note that other items may be available through separate negotiation.



A LITTLE BIT ABOUT THE PROPERTY:

Set in a popular residential development in the heart of the village of Newtongrange, this is an immaculately presented two-bedroom apartment. The contemporary styled and inviting accommodation is in pristine walk-in condition and is perfect for modern living, entertaining and relaxing. Surrounded by a beautiful rural landscape yet only three miles from Dalkeith and with excellent rail and road links to Edinburgh this will make a wonderful home for a professional or couple.

- Light filled generous living room which flows seamlessly into the adjacent kitchen. Contemporary styled with hardwood flooring, modern exposed pendant lighting and a stylish décor
- A well-appointed kitchen with high quality panelled under lit wall and floor units including wine storage, marble effect worktops, mosaic style splashback and integrated stainless-steel oven and hob, washing machine and fridge/freezer
- A comfortable principal double bedroom with built-in wardrobe. Features impressive tiled en-suite shower room with WC and washbasin
- A further double bedroom which with its space and light, allows for a versatility of options
- A spacious, fresh and modern family bathroom with three-piece white suite
- Gas central heating and double glazing throughout
- Allocated residents parking



LOCATION, LOCATION, LOCATION:

A former Midlothian mining village, Newtongrange is located on the southern edge of Dalkeith, approximately nine miles to the south-east of Edinburgh.

Local amenities within walking distance of the property include a barber, convenience store, bistro, takeaway and chemist. There is also a Co-op nearby. Further shopping is available in Dalkeith and Eskbank. The Straiton Retail Park has a variety of retailers including a Sainsbury's supermarket.

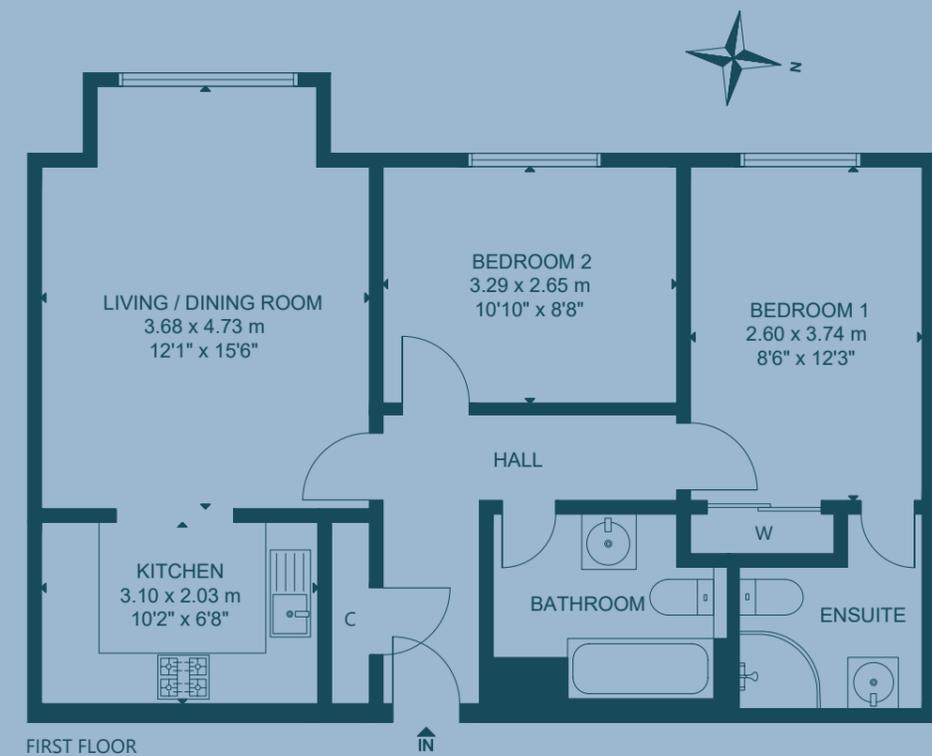
Set in leafy rural surroundings, there are many walks and cycles to enjoy and Newtongrange Leisure Centre has a gym and fitness studio.

Local schools include Newtongrange Primary School and Newbattle Community High. There are also great links to the Edinburgh College campus at Eskbank.

Its position on the A7 allows for quick access to Edinburgh City Bypass and the Borders Railway Line allows for easy access into Edinburgh Waverley and the Borders itself.



FLOOR PLAN:



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Approx. Gross Internal Area

662 Sq Ft - 62 Sq M

For identification only. Not to scale.

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HEAR FROM YOU:

✉ enquiries@coultersproperty.co.uk

☎ 0131 603 7333

🌐 coultersproperty.co.uk

