

**2 Waverley Road
Eskbank EH22 3DJ**

Offers Over £365,000

- Entrance hallway
- Bright lounge with patio doors to the garden
- Dining room with French doors
- Breakfasting kitchen and utility room
- 3 bedrooms with master en suite
- Family bathroom and separate WC
- Gas central heating
- Off road parking
- Private rear garden



Unique detached villa in highly sought after location close to excellent local amenities

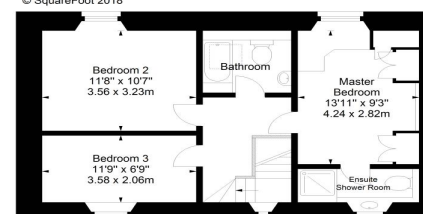
We are pleased to offer to the market this unique modern detached villa that offers well proportioned living accommodation that does require a degree of modernisation. The property is located in a highly sought after area of Eskbank close to a range of excellent local amenities. Eskbank is situated to the south of Edinburgh which can be easily accessed by car, train or a regular bus service. There is also swift access to the city bypass which leads to the International Airport and the M8/9/90 motorway network. The area is served by popular Primary and secondary schools both of which are within easy reach of the property. Shopping facilities include a Tesco Superstore, Straiton Retail Park and a number of specialist shops for day to day requirements. Recreational facilities include a couple of local golf courses and driving range, Dobbies Butterfly Farm, swimming pool at Dalkeith Community High School and Dalkeith Country Park.



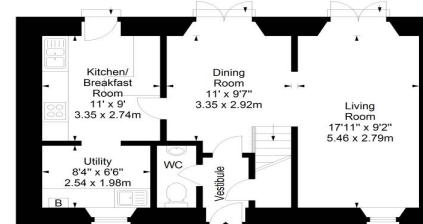
Waverley Road,
Dalkeith,
Midlothian, EH22 3DJ

SquareFoot

Approx. Gross Internal Area
1071 Sq Ft - 99.50 Sq M
For identification only. Not to scale.
© SquareFoot 2018



First Floor



Ground Floor

Council Tax Band F

Energy Rating D

Viewing on Sunday 1-3pm or by appointment phone 0131 337 1800

Property Centre:
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