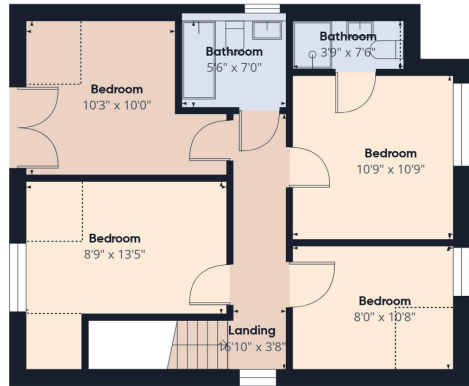




Floor 0



Floor 1





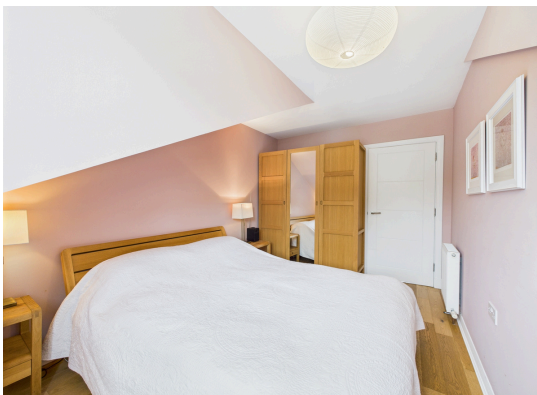
# DESCRIPTION

Internal viewing is highly recommend! Nestled in a sought-after residential area, this well-presented 4-bedroom detached home offers generous living space, modern finishes, and excellent versatility for families.

Surrounded by picturesque open fields, this property enjoys a truly idyllic setting that brings countryside charm right to your doorstep. The gently rolling landscape provides stunning views in every direction, offering a peaceful backdrop that changes beautifully with the seasons—from golden wheat in the summer to frost-dusted meadows in winter. Whether you're enjoying your morning coffee or winding down in the evening, the surrounding fields create a sense of space, privacy, and tranquility that's hard to find. It's a perfect retreat for those who value natural beauty and a connection to the outdoors, all while remaining within easy reach of local amenities.

- The property comprises of:
- Welcoming Hallway
  - Ground Floor WC
  - Ample Cloakroom Space
  - Open Plan Living
  - Lounge with feature Log Burner
  - Dining Room with French Door leading to Rear Garden
  - Stylish Fully Fitted Kitchen
  - Utility Room with door to garden
  - Primary Bedroom with En-suite
  - Three further double bedrooms
  - Family Bathroom with Shower over Bath
  - Monoblock Driveway to Single Garage
  - Private Garden to Front & Rear

**Viewings**  
by appointment please call Gibson Estate Agents on 0131 297 3177



# Location

Situated south of Edinburgh the popular town of Dalkeith provides all the amenities and services expected of a large town, and boasts a thriving High Street. Schooling is available from nursery to senior level. Woodburn Primary School and Dalkeith High School are nearby with the Jewel and Esk College Midlothian Campus easily accessible. The area lends itself to leisurely country walks including within the nearby Dalkeith Country Park as well as a variety of other recreational facilities. Dalkeith lies within easy commuting distance of Edinburgh benefiting from a regular public transport service and the City By-pass within quick easy reach providing access to major motorway networks and to Edinburgh Int'l Airport. With the new Borders railway, you can travel to Edinburgh in 20 mins and Tweedbank just under 40 mins

