



16J Saw Mill Court
BONNYRIGG | MIDLOTHIAN | EH19 3GR

 warners
solicitors & estate agents



16J Saw Mill Court

BONNYRIGG | MIDLOTHIAN | EH19 3GR

Superb second floor apartment with two bedrooms, enjoying a quiet tucked away position on this much sought-after modern development, well placed for easy reach of local amenities and the A7/city bypass.

This lovely bright and spacious apartment offers well-proportioned and planned accommodation which has been finished off with attractive fittings throughout. The living room is particularly bright with a dual aspect and a fantastic open outlook. Externally the property occupies a peaceful off-road position and has an allocated parking space with ample visitor parking. Early viewing is highly recommended.

- Entrance hall
- Living room with dual aspect and open outlook
- Stylish fitted kitchen complete with appliances
- Master bedroom with built-in wardrobes and en-suite
- Further double bedroom
- Family bathroom with 3-piece white suite
- Gas central heating
- Double glazing
- Well-maintained communal grounds
- Allocated parking space
- Visitors' parking

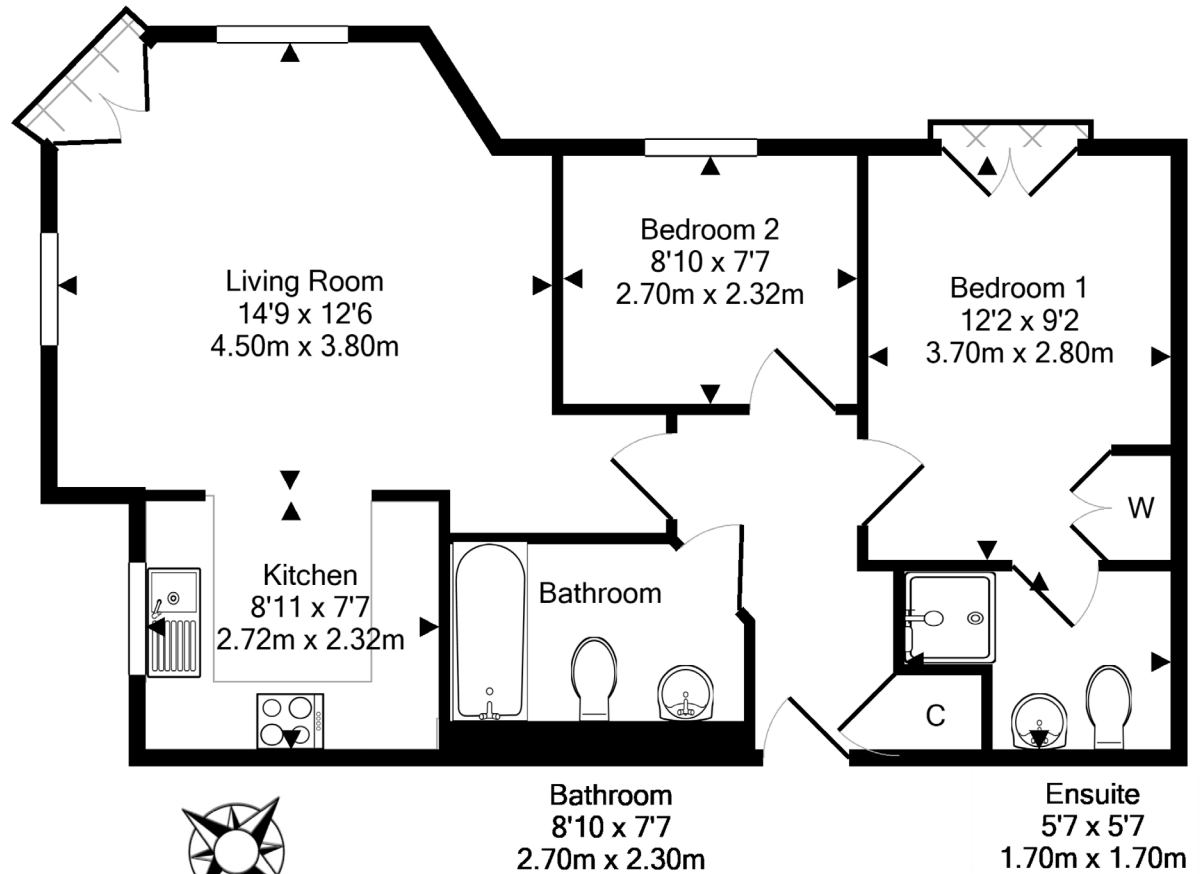
All kitchen appliances, washing machine, dishwasher, curtains, blinds and light fittings are included in the sale. EPC Rating B.

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



The popular Midlothian town of Bonnyrigg lies within easy commuting distance of Edinburgh. There is a good range of shopping outlets on hand whilst further shopping is available in nearby Dalkeith and Edinburgh's City Centre is approximately eight miles away. The immediate vicinity lends itself to restful country walks, a sports complex offering a variety of sporting activities and a leisure centre with swimming pool. Schooling is well represented from nursery to senior level, with the Edinburgh College's Midlothian Campus in nearby Dalkeith. An efficient public transport network is on hand, which operates to most parts of the town and surrounding areas. The property is easily accessible to the Borders Rail link and is close by to the Eskbank Station.





For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser.
Made with Metropix ©2020