



27b Croft Street, Dalkeith

Offers Over £140,000





The property is in the ever-popular Dalkeith area of Midlothian which lies within easy commuting distance of Edinburgh. It is well positioned, being in the town centre, to take advantage of a superb range of amenities including a Morrisons Store directly opposite the property with both Tesco and Lidl supermarkets nearby, with a range of banks, building societies and post office. Leisure wise the choice is excellent and includes several bars, restaurants, and cafés. For the nature lover and sports conscious alike, Dalkeith Country Park is close by and the surrounding countryside will undoubtedly afford hours of pleasure. Schooling is well catered for from nursery to senior level. An efficient public transport network operates throughout Dalkeith and further afield and the city by-pass provides easy access to the surrounding areas of Edinburgh and other motorway networks.

This well-presented two-bedroom flat is situated in a highly sought-after cul-de-sac location, offering both convenience and comfort for first-time buyers or investors. The property is ideally positioned for easy access to local amenities, with excellent bus links providing a straightforward commute to Eskbank Train Station and further afield.

Upon entering the flat, you are welcomed by a spacious hallway that provides access to all principal rooms and features useful storage options (ideal for coats, shoes, and household items). The sizeable lounge area is the heart of the home, offering ample space for both relaxation and entertaining guests. Large windows allow natural light to flood the room, creating a bright and inviting atmosphere. The layout is versatile, accommodating a variety of



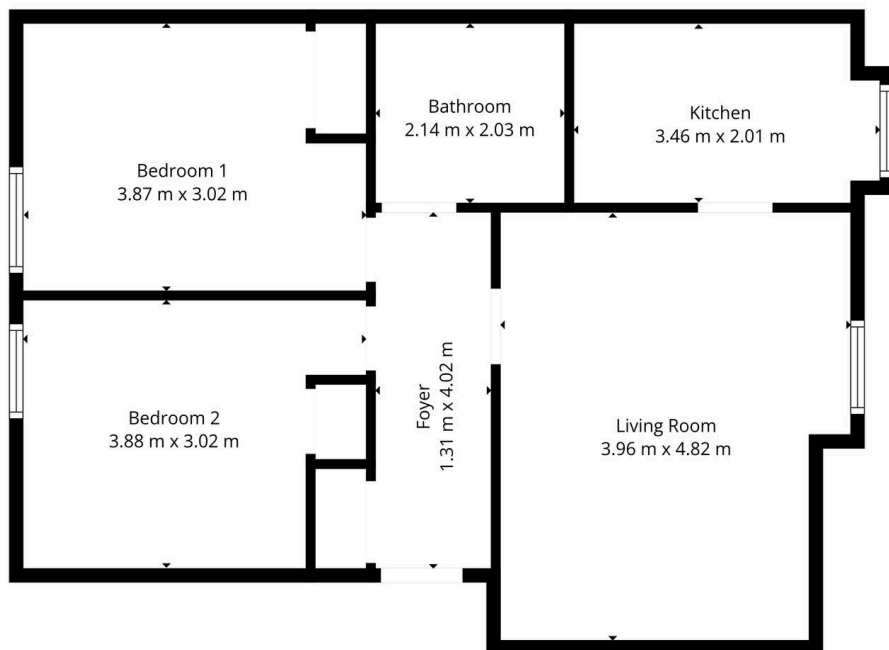
27b Croft Street

Dalkeith, Dalkeith

- Two Bedroom Flat In An Excellent Location
- Ideal For A First Time Buyer Or Investor
- Chain Free Purchase
- Sizeable Lounge Area
- Excellent Bus Links To Eskbank Train Station
- Good Storage Options
- Cul-De-Sac Location
- Factor Fee Of Around £60 Per Month To RMG Scotland For The Upkeep Of The Communal Area And Includes Block Buildings Insurance.

Well-presented 2-bed flat in quiet cul-de-sac, near amenities and transport. Spacious lounge, modern kitchen, built-in storage, gas heating, double glazing, and communal upkeep included.





TOTAL: 60 m²
1st floor: 60 m²
EXCLUDED AREAS: WALLS: 5 m²

Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.





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