



6 Burnbrae Terrace Bonnyrigg, EH19 3DB, Bonnyrigg, EH19 3DB, Bonnyrigg, Midlothian

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Boyd Legal is delighted to present to the market this fantastic 2-bedroom first floor apartment, situated in a modern development on the outskirts of Bonnyrigg bordering fabulous countryside. The property is in good decorative order throughout having been painted in neutral tones and comprises: a welcoming entrance hallway, a bright and spacious living room, a modern kitchen fitted with ample base and wall mounted units incorporating a worktop surface with integrated appliances, a two double bedrooms both with fitted wardrobes and a contemporary bathroom with white three-piece suite and shower over the bath. The property benefits from gas central heating, double glazing and an entry phone security system. Externally there are well maintained, factored, communal garden grounds, an allocated parking space and ample residents parking. This apartment will make a lovely starter home and viewing is therefore highly recommended.

Location
Bonnyrigg is a thriving commuter town, located approximately 10 miles south east of Edinburgh City Centre. With excellent transport links this is an ideal location for the city worker and the nearby city bypass offers fast access to the west of Edinburgh and the major road networks. With the reopening of the Borders Railway, the station at Eskbank, offers hassle free travel into Edinburgh or a day trip down to the beautiful Borders. The town centre has an excellent range of amenities for your day to day needs including a post office and a library. For larger shopping needs, there is a Tesco store at Eskbank and Straiton Retail Park, Ikea and Asda at Loanhead. There is an excellent range of leisure activities available, with three local golf courses, a leisure centre with swimming pool and many walking options with Roslin Country Park, Dalkeith Country Park and the Pentland Hills Regional Park all within the vicinity. A good selection of schooling is catered for from primary to secondary.

BASE INFORMATION:

Rooms	: 1
Bed	: 2