

61 Main Street

PATHHEAD, MIDLOTHIAN, EH37 5PZ



*CHARMING VILLAGE HOME WITH STUNNING
COUNTRYSIDE VIEWS AND SPACIOUS LIVING*



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Nestled in the charming village of Pathhead, this beautifully presented three-bedroom home is brought to market in walk-in condition.

Step through the front door into the spacious dual-aspect living room, where natural light pours in from both ends of the property. This inviting space is enhanced by a cosy wood-burning stove and French doors that open directly onto the rear garden.







The well-appointed kitchen offers an electric range cooker, ample worktop and storage space, and room for free-standing appliances, with a second access point to the garden.





Adjacent to the kitchen, the generous dining room comfortably accommodates an eight-person table, creating the perfect setting for entertaining. Completing the ground floor is a modern three-piece bathroom.







Upstairs, you'll find three well-proportioned double bedrooms, each benefiting from built-in storage. The two rear-facing bedrooms enjoy stunning views over the surrounding farmland. A stylish three-piece family bathroom serves this level.





Bedroom 2





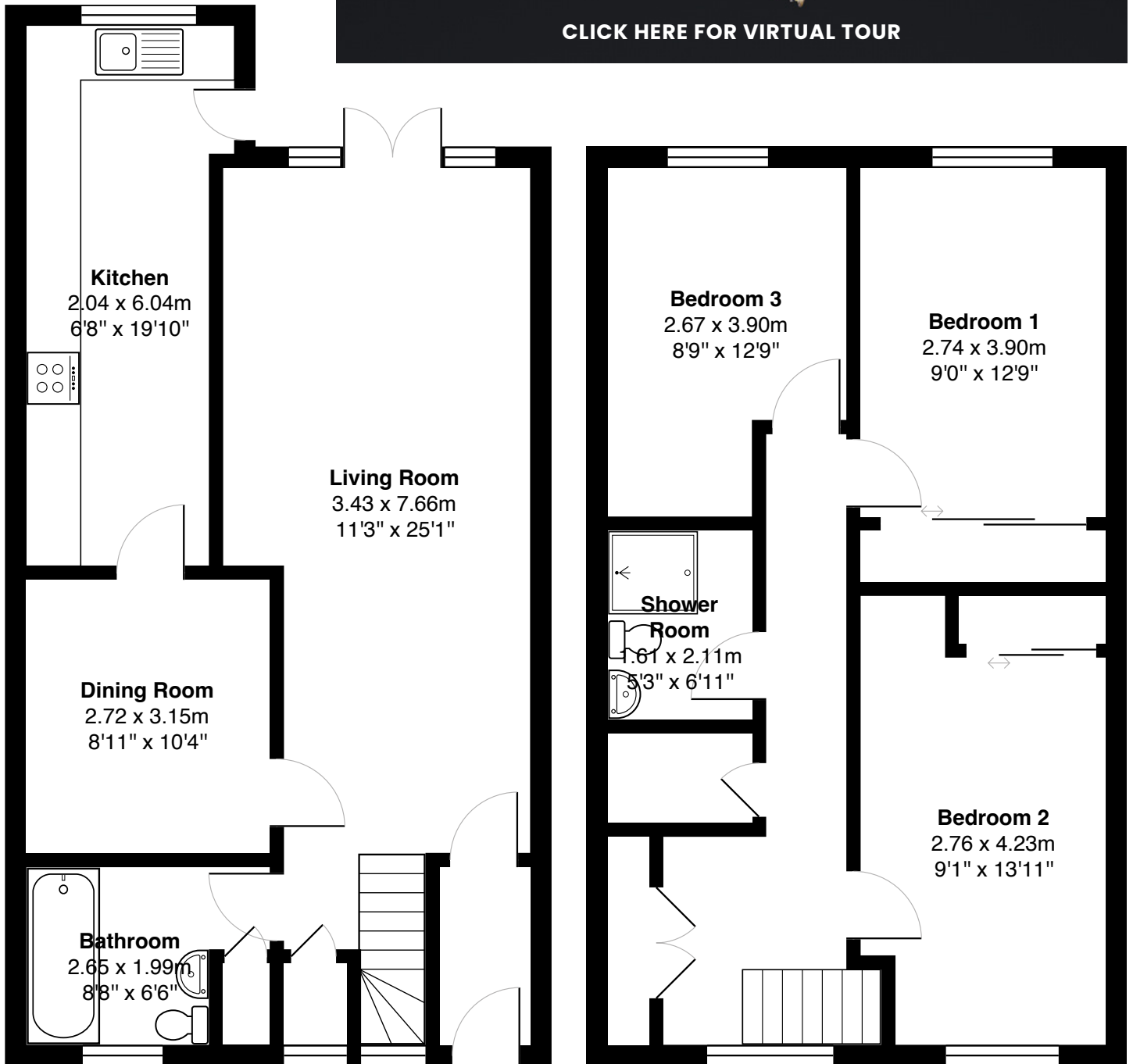
Bedroom 3







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Gross internal floor area (m²): 114m²

EPC Rating: D

Externally, the property boasts a private parking space to the front and a large, well-maintained rear garden with access to a footpath, offering both convenience and tranquillity.

This is a fantastic opportunity to secure a beautiful home in a sought-after location, early viewing is highly recommended.

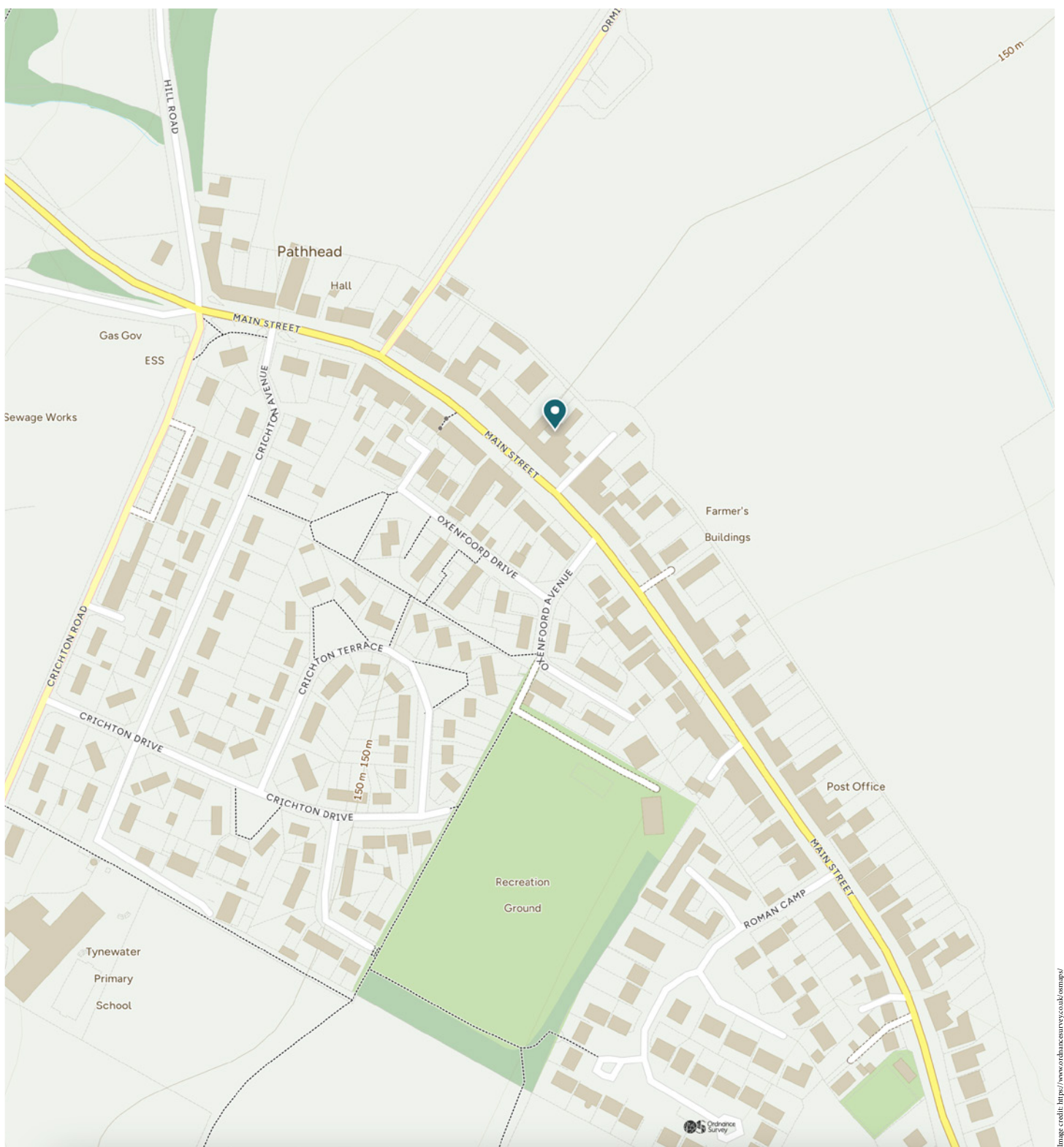




Pathhead is a fantastic community and lies on the A68 in close proximity to the larger town of Dalkeith in the county of Midlothian and lies due south from Edinburgh's city centre. It is surrounded by open countryside and forms part of the crescent of similar small towns stretching from Musselburgh to the east. The town of Pathhead is well served by local amenities such as; primary school, doctor's surgery, pharmacy, bakery, post office, local shop, takeaway and pub. In addition to the above there are excellent green spaces in the area such as a local park, Vogrie Country Park which is in walking distance and also Dalkeith Country Park.

Dalkeith itself is an excellent shopping centre and people travel in from a wide radius to take advantage of its opportunities as well as larger supermarkets. A great deal more than normal daily requirements are catered for in this location and there is also a good choice of banking and building society.

Pathhead is a convenient location for anyone requiring the motorway networks of east, west and central Scotland, perhaps in connection with their job. There is also a regular and regular bus service to Edinburgh's city centre.



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