

# 51 Eskside West Musselburgh, EH21 6RB



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This well presented two-bedroom cottage offers an exciting opportunity for expansion, with additional attic rooms that are ripe for conversion.

Set within a peaceful location on the banks of the River Esk, the property is both charming and comfortable. The interior has been tastefully maintained, creating a warm and welcoming feel throughout. The garden to the rear of the property is a generous and mature space; a perfect playground for children and equally ideal for outdoor entertaining.







## A wealth of potential

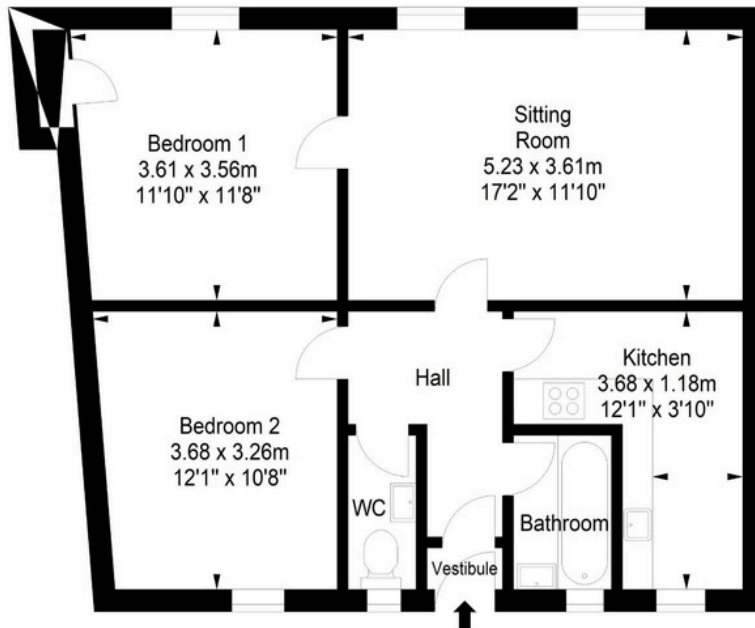
- 2 Bedroom cottage
- Large attic space
- Rear garden
- Set within a peaceful location on the banks of the River Esk
- Just minutes from Edinburgh by train or bus
- Warm and welcoming feel
- Close to everything you might need
- Potential to significantly increase the property's size (subject to permissions)

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**Eskside West,  
Musselburgh, EH21 6RB**



Approx. Gross Internal Area  
65.12 Sq M - 701 Sq Ft  
For identification only. Not to scale.  
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First Floor

Illustration for identification purposes only, measurements are approximate, not to scale

**To arrange a viewing, call  
+44(0)131 287 5500 or email us  
at [hello@niksenproperty.com](mailto:hello@niksenproperty.com)**