



59 Parkhead Avenue
Edinburgh
EH11 4SF



Lower Villa Flat



accommodation

- Entrance hall
- Sitting room
- Kitchen
- Two bedrooms
- Shower room

features

- Now requires some upgrading
- Gas central heating
- Double glazing
- Private garden to front and rear
- Great location

description

Bright and spacious lower villa flat in a quiet residential location, ideal for commuting into the City or the West, North or South via the City-By-Pass. Now requiring some modernisation and upgrading, yet offers excellent potential to create a wonderful home. Entrance hall with two storage cupboards, sitting room, fitted kitchen, two bedrooms and shower room. The property benefits from gas central heating, double glazing and private garden to the front and rear.

Please note the property is "sold as seen" and no works will be undertaken or warranties given.



EPC:
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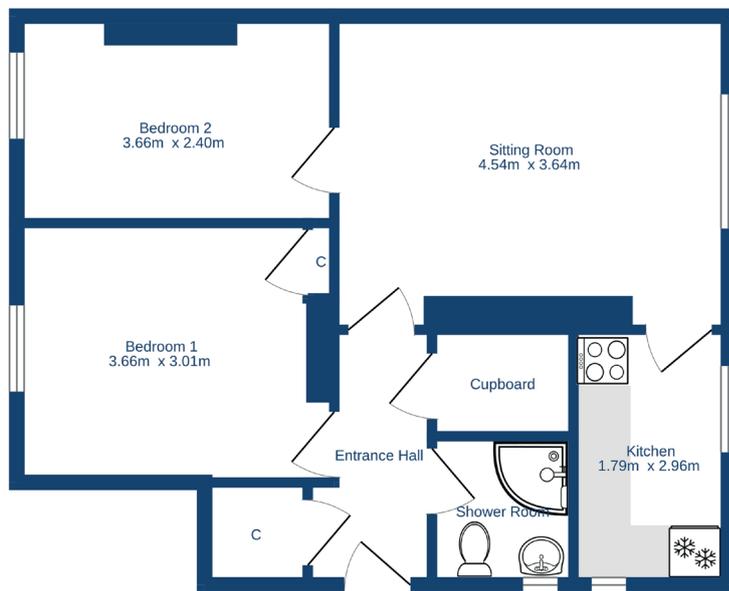
Home Report
Value: £160,000

Items to be included:

Fitted carpets and flooring, ceiling light fittings, cooker, washing machine and fridge/freezer.



Ground Floor
54.0 sq.m. approx.



TOTAL FLOOR AREA: 54.0 sq.m. approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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