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Solicitors & Estate Agents

23/2

Brandon Terrace, EDINBURGH, EH3 5DZ



Working harder for you



1 bedrooms



1 public

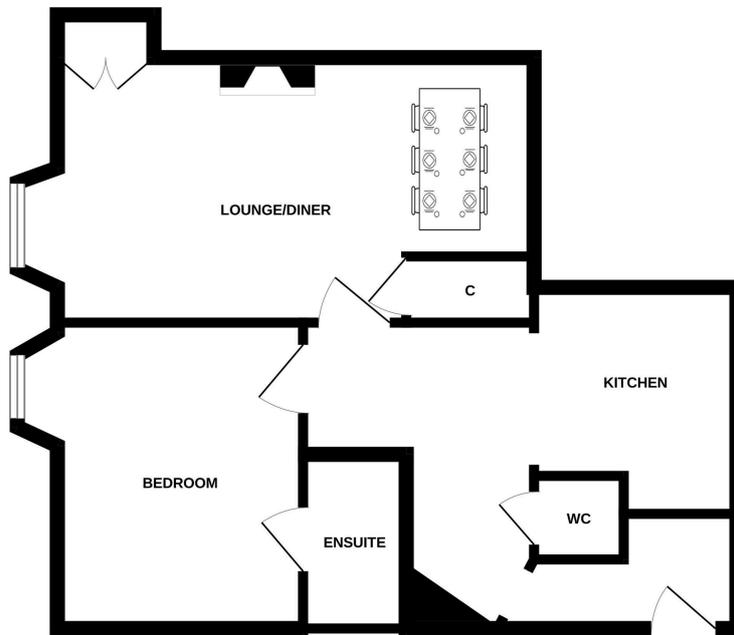


1 bathroom



- + Full renovated, bright, ground floor flat located within the sought after location of Edinburgh's New Town
- + A perfect home for those seeking a central location within Edinburgh, close to amenities and green spaces
- + Edinburgh's New Town is only a short walk from both George Street and Princes Street and features a lovely variety of local shops and eateries with additional amenities including Inverleith Park, The Royal Botanic Gardens and Waters of Leith
- + Transport links via bus and tram through the city
- + The property has been renovated and modernised throughout by the current owner, offering a perfect first home for those seeking the buzz of city life
- + Well-proportioned living room with space for a formal table and chair set. Feature wood burning stove, original flooring and press
- + Kitchen with a good selection of storage, white goods and Belfast sink
- + Additional WC within the hall
- + Double bedroom to the rear with en suite bathroom
- + Communal gardens to the rear, accessed via the internal hall
- + A fantastic example of first time home, located within a highly desirable location and viewing comes highly recommended

GROUND FLOOR



While 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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Lounge/Dining Room	5.64 m x 3.19 m / 18'6" x 10'6"
Kitchen	2.14 m x 1.94 m / 7'0" x 6'4"
Bedroom	3.64 m x 2.90 m / 11'11" x 9'6"
Bathroom	2.06 m x 1.25 m / 6'9" x 4'1"
WC	1.05 m x 0.82 m / 3'5" x 2'8"



Sharing is caring!

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