



Thorntons 
The right way to move

77 Ferryfield
Inverleith

Edinburgh, EH5 2PS

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Summary

Forming part of an established residential area in desirable Inverleith, this four-bedroom mid-terraced home is immaculately presented with stylish, contemporary interiors and tasteful décor throughout. The home enjoys flexible rooms and has a fabulous open-plan living area that is sure to appeal to a wealth of buyers. The house is ideally placed for easy access to excellent amenities, such as shops (including a supermarket), primary and secondary schools, transport links, and green space, including the Royal Botanic Garden and Inverleith Park. Extras: All fitted floor coverings, window coverings, light fittings, and integrated kitchen appliances will be included in the sale.

Features

- Mid-terraced house in desirable Inverleith
- Immaculate, contemporary interiors
- Entrance porch, hall with storage and WC
- Fabulous, light-filled open-plan living/dining room
- Modern, well-appointed kitchen
- Office/family room/fourth bedroom
- Three further bedrooms, two with storage
- Pristine family bathroom with shower-over-bath
- Low-maintenance rear garden
- Private double front driveway
- Gas central heating and double glazing
- Children's play area in the estate



“The house has a fabulous open-plan living area which is filled with natural light through skylights and patio doors.”







“The home is sure to appeal to a wide demographic and lies close to excellent local amenities and green space.”



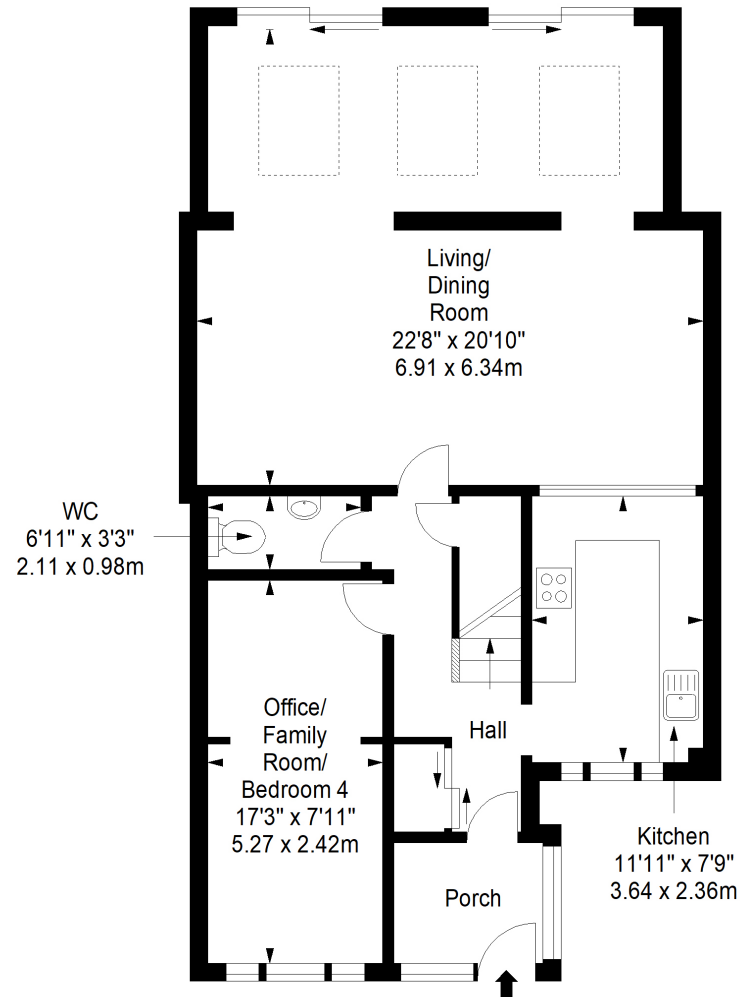
STOCKBRIDGE
AEBURN PLACE
DEAN TERRACE
THE COLONIES
ST EPHRAIM CHURCH
ANN STREET
LESLIE PLACE



Floorplan

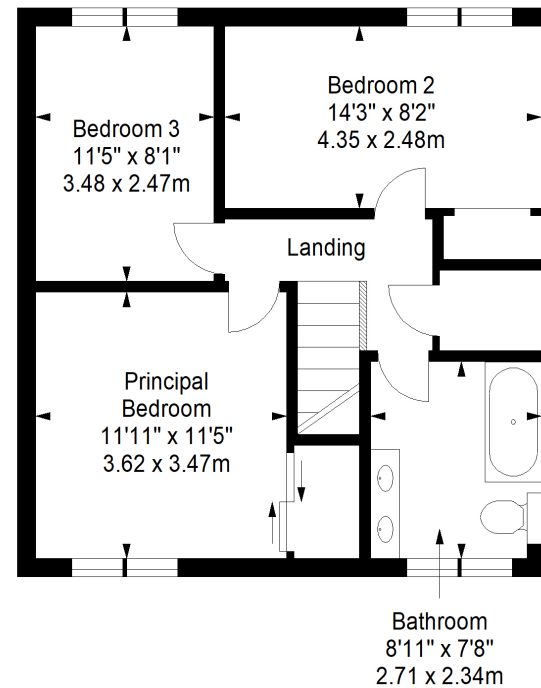
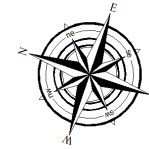
Ground Floor

Approx. 80.0 sq. metres (861.1 sq. feet)



First Floor

Approx. 50.7 sq. metres (545.8 sq. feet)



Total area: approx. 130.7 sq. metres (1406.9 sq. feet)



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Our Branches

ANSTRUTHER

5A Shore Street, Anstruther, KY10 3EA
01333 310481
anstrutheaa@thorntons-law.co.uk

BONNYRIGG

3-7 High Street, Bonnyrigg, EH19 2DA
0131 663 7135
bonnyriggea@thorntons-law.co.uk

DUNDEE

Whitehall House, 33 Yeaman Shore
Dundee DD1 4BJ
01382 200099
dundeeea@thorntons-law.co.uk

FORFAR

53 East High Street, Forfar, DD8 2EL
01307 466886
forfarea@thorntons-law.co.uk

PERTH

7 Whitefriars Crescent, Perth, PH2 0PA
01738 443456
perthea@thorntons-law.co.uk

ARBROATH

165 High Street, Arbroath, DD1 1DR
01241 876633
arbroathea@thorntons-law.co.uk

CUPAR

49 Bonnygate, Cupar, KY15 4BY
01334 656564
cupareaa@thorntons-law.co.uk

EDINBURGH

Citypoint, 3rd Floor, 65 Haymarket
Terrace, Edinburgh, EH12 5HD
0131 297 5980
edinburgea@thorntons-law.co.uk

MONTROSE

55 High Street, Montrose, DD10 8LR
01674 673444
montroseea@thorntons-law.co.uk

ST ANDREWS

17-21 Bell Street, St Andrews, KY16 9UR
01334 474200
standrewsea@thorntons-law.co.uk



@ThorntonsPropertyServices



@thorntonsproperty



@ThorntonsPS

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