



19 Stenhouse Drive, Stenhouse, Edinburgh, EH11 3JE

Tastefully Presented, Two-Bedroom, Traditional Lower Villa, with Gardens

Up to date price and viewing info at [mov8realestate.com/property](https://www.mov8realestate.com/property)

éspc rightmove  Zoopla
find your happy

Property Description

Tastefully presented, two-bedroom, traditional, lower villa with gardens. Conveniently located in the popular Stenhouse area, west of Edinburgh city centre.

Comprises an entrance hallway, living/dining room, kitchen, two double bedrooms and a shower room.

Highlights include a stylish integrated kitchen, a modern shower room, contemporary flooring and decor.

In addition, there is double glazing, gas central heating and multiple TV points.

Externally, there is an L-shaped garden to the front, a private plot and shared drying green to the rear, as well as unrestricted parking to the front and on the surrounding streets.

A bright, welcoming entrance hall, with space for outerwear, is fitted with modern, wood-effect flooring, which continues into a stylish living and dining room on the right. The front-facing reception room benefits from built-in cupboard storage and provides plenty of versatile space for freestanding furniture. Overlooking the shared garden, a kitchen is fitted with contemporary white units and stone-effect worktops, an integrated oven, a gas hob, a stainless-steel canopy, a washing machine, a dishwasher and a fridge/freezer.

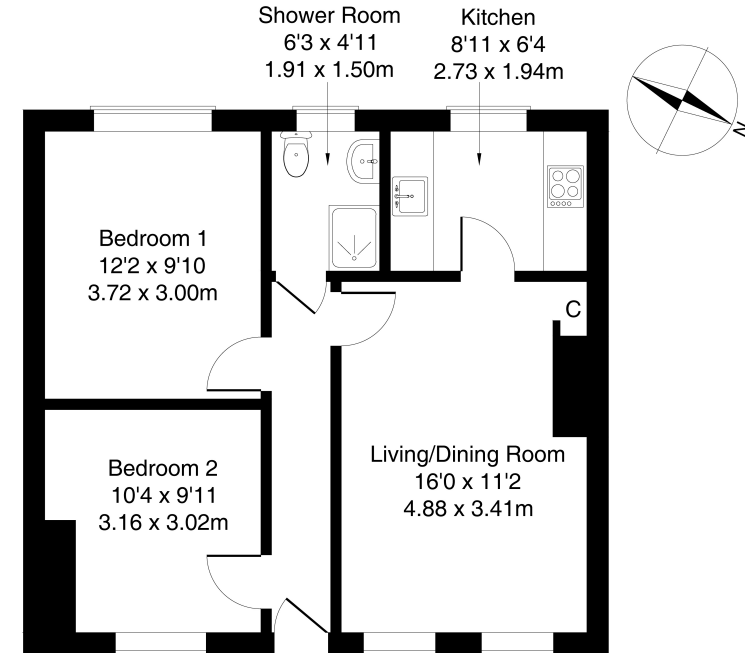
Set to the rear, with garden views, bedroom one features carpeted flooring and a wall-mounted TV point, whilst front-facing bedroom two features modern, wood-effect wood-effect flooring.

Completing the accommodation, a good-sized shower room comprises a white two-piece suite, a glazed shower cubicle, vanity storage and panel splash walls.



19 Stenhouse Drive, Edinburgh, EH11 3JE

Approximate Gross Internal Area: (560 sq ft - 52 sq m.)



Legal Disclaimer : Floor-plan and measurements are for illustrative guidance only, and not intended to form part of any contract.

Area Description

Stenhouse is a long-established suburb, lying west of the Edinburgh city centre. There is a good range of amenities which include local shops and a Tesco Express, whilst supermarket shopping is available at the 24-hour ASDA at Chesser, the Edinburgh West Retail Park with Costa and M&S Food Hall, and a Sainsbury's at Longstone. Napier, Heriot-Watt, and Edinburgh universities are within easy reach, whilst leisure facilities include Nuffield Health Club, The Corn Exchange Leisure Village,

Craiglockhart Sports Centre, Pure Gym on Gorgie Road, numerous golf courses and the open walking spaces of Colinton Dell and the Water of Leith. Regular bus services are available from both A71 Gorgie Road and from Stenhouse Drive, whilst tram stops are at Saughton and Balgreen.





Our Services

- Free pre-sale property valuations
- Great value fixed estate agency fees
- Extensive buyer matching database
- Purchase and sale conveyancing

Contact Us

0345 646 0208

sales@mov8realestate.com

www.mov8.com

Head Office

6 Redheughs Rigg, Edinburgh, EH12 9DQ

Glasgow Office

77 Renfrew Street, Glasgow, G2 3BZ



Estate Agents and Solicitors

