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183 Crewe Road North, Pilton, Edinburgh, EH5 2NT

Well-Presented, Traditional, Three-Bedroom, Semi-Detached Home

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Property Description

Well-presented, traditional, three-bedroom, semi-detached home, with gardens and a driveway. Located in the popular residential area of Pilton, North of Edinburgh city centre.

Comprises an entrance hallway, living room, kitchen, three double bedrooms and a bathroom.

Highlights include a modern fitted kitchen and bathroom, light, neutral decor and contemporary, flooring. In addition, there is gas central heating, double glazing, multiple TV points and good storage.

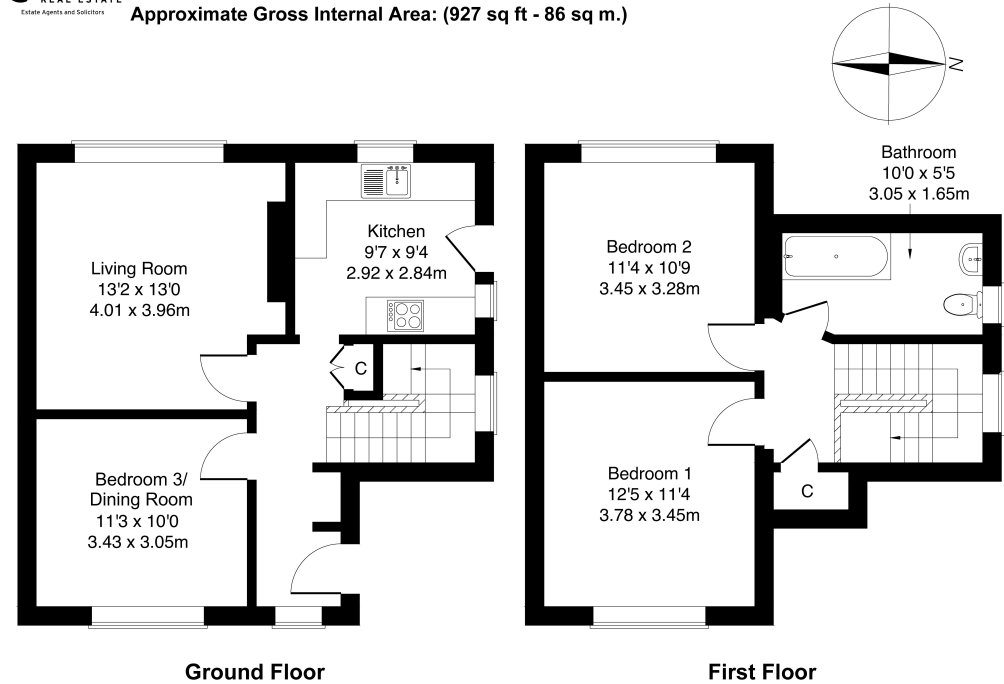
Externally, there is a wide, mono-blocked driveway to the front, whilst an enclosed rear garden features a lawn, a mono-blocked patio and a garden shed.

A bright entrance hall, with storage, leads into a tastefully presented living room on the left. Enjoying plenty of natural light and rear garden views, the versatile reception room is finished with modern, wood-effect flooring and provides ample space for freestanding lounge furniture items. Next door, enjoying access to the garden, a kitchen is fitted with gloss-white units and wood-effect worktops and includes an integrated oven, a gas hob, a stainless-steel canopy and a fridge/freezer, whilst space is available for additional appliances. Completing the ground floor, a versatile room, which is currently arranged as a dining room, could alternatively represent a good-sized, double bedroom, if desired.

Upstairs, set to either aspect and leading off a landing, with a cupboard, two further double bedrooms are equally well-proportioned. Generous space is available for items of freestanding bedroom furniture and storage. Completing the accommodation, a family bathroom comprises a three-piece suite, including a jacuzzi bath, with an overhead shower, tiled splash walls and flooring.

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Approximate Gross Internal Area: (927 sq ft - 86 sq m.)



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

Area Description

Pilton is an established residential location, offering excellent education, shopping, and transport links, along with some of Edinburgh's finest open spaces. The area is well-served by supermarkets, with Morrisons, Sainsbury's and Waitrose in close proximity. Nearby, Ocean Terminal includes a multi-screen cinema, a wide range of restaurants, and a Marks & Spencer Simply Food. Outdoor public leisure includes cycle paths along the Water of

Leith, the Royal Botanic Gardens, and Inverleith Park, along with indoor leisure facilities at Westwoods Health Club. There is a selection of local state and private schools close by, including Edinburgh Academy and the iconic Fettes College. Ferry Road is also a key route across the north of the city and for connections to the city bypass and M90.





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