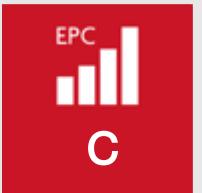




**Thorntons**  
The right way to move

4/10, Wheatfield Place,  
Edinburgh EH11 2PD





## Summary

This well-proportioned one-bedroom second floor flat enjoys pleasant open views in the popular Gorgie area, close to excellent amenities and transport links including Haymarket Train Station. The layout includes a welcoming hallway, spacious open-plan living/kitchen with space for dining, a comfortable double bedroom, and a well-sized shower room. Further benefits include gas central heating and double glazing. Located in Gorgie, just west of Edinburgh's city centre, Wheatfield Place offers excellent urban convenience. The area benefits from a variety of local amenities, including independent shops, supermarkets, cafes, and takeaways.

## Features

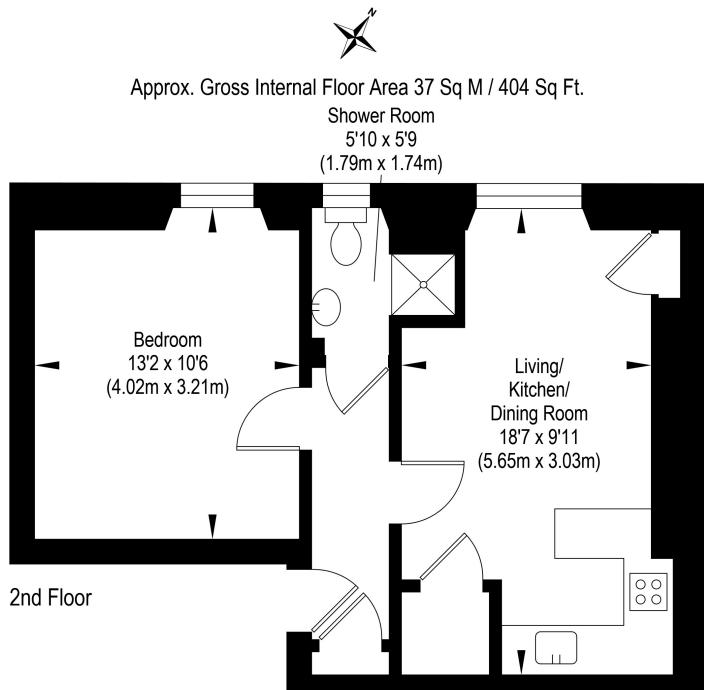
- Second floor flat with pleasant open outlook
- Prime location in Gorgie
- Strong transport links
- Walking distance to Haymarket Station and city amenities
- Ideal for first-time buyers, investors, or professionals
- Open-plan living/kitchen/dining area
- Spacious double bedroom
- Shower room
- GCH; DG; EPC - C
- Ample zoned permit parking available on street

## Room Measurements

Living/Kitchen/Dining: 18'7" x 9'11" (5.65m x 3.03m)  
Bedroom: 13'2" x 10'6" (4.02m x 3.21m)  
Shower Room: 5'10" x 5'9" (1.79m x 1.74m)



# Floorplan



While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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