



Thorntons 
The right way to move

5 (3F2), Barclay
Place, Bruntisfield

Edinburgh, EH10 4HW





Summary

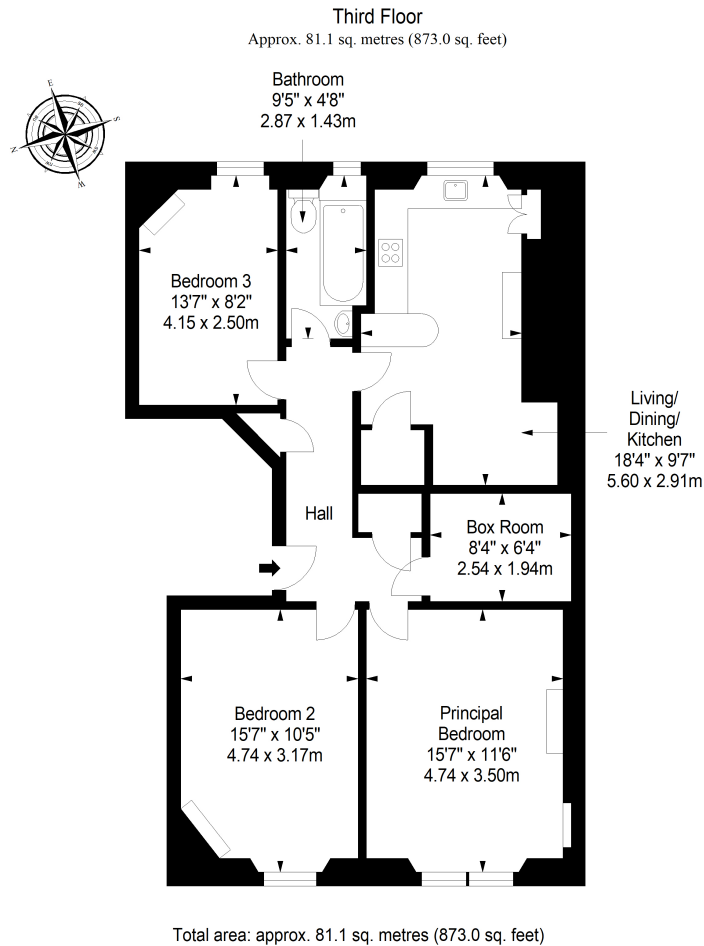
Forming part of an attractive B-listed tenement building, this three-bedroom third-floor flat in the sought-after suburb of Bruntsfield boasts comes with an existing HMO licence, ready to let interiors, and some lovely retained period features. The city home enjoys an open plan living/dining/kitchen with a fireplace, three double bedrooms, a generous box room, and a three-piece bathroom with an overhead shower. To the rear is a well-kept and inviting communal garden, as well as zoned permit parking. Residents benefit from a fantastic array of artisan coffee shops, eateries, galleries, cinemas, green spaces, and excellent transport links including extensive walkways and cycle paths. Extras: The property will be sold as seen.

Features

- Third-floor flat with an HMO in place
- B-listed building in sought-after Bruntsfield
- Neutral interiors and spacious room
- Some lovely retained period features
- Welcoming hall with two storage cupboards
- Open plan living/dining/kitchen
- Principal bedroom with fireplace and press
- Two further double bedrooms
- Versatile box room
- Bathroom with overhead shower
- Welcoming communal rear garden
- Zoned permit parking for residents
- Gas central heating



Floorplan



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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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