



# 16 CRAMOND PARK

CRAMOND, EDINBURGH, EH4 6PR



2 PUBLIC



4 BED



3 BATH



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VMH SOLICITORS

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## Property Summary

Positioned in the desirable coastal suburb of Cramond, a short stroll from the beach, this generous detached two-storey home enjoys light and airy versatile interiors with tastefully muted décor and includes living room an adjoining breakfasting kitchen and dining room, a study area, four double bedrooms, and three shower rooms. The delightful property is accompanied by mature gardens, a private driveway, and an attached single garage.



## Features

- Desirable coastal suburb
- Airy modern interiors
- Traditional detached two-storey house
- Entrance hall with storage
- Bright living room
- Stylish kitchen with breakfasting & dining areas
- Principal bedroom with storage & en-suite shower room
- 3 Further double bedrooms (2 with storage)
- 2 Further shower rooms
- Internal hall with study area
- Handy utility room
- Mature front & rear gardens
- Generous private driveway
- Attached single garage
- GCH, solar panels & DG





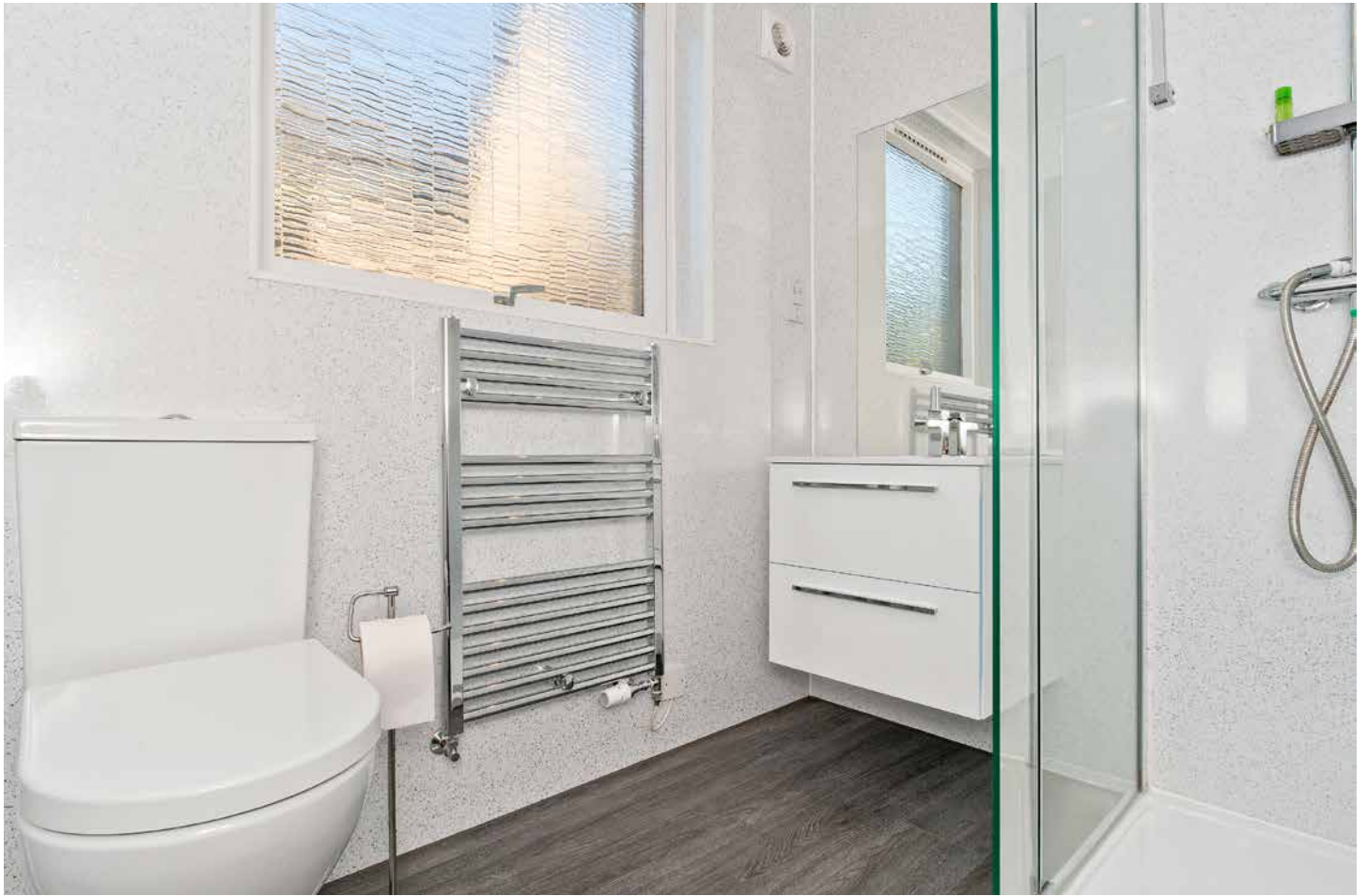
“...Traditional detached two-storey house with airy modern interiors...”



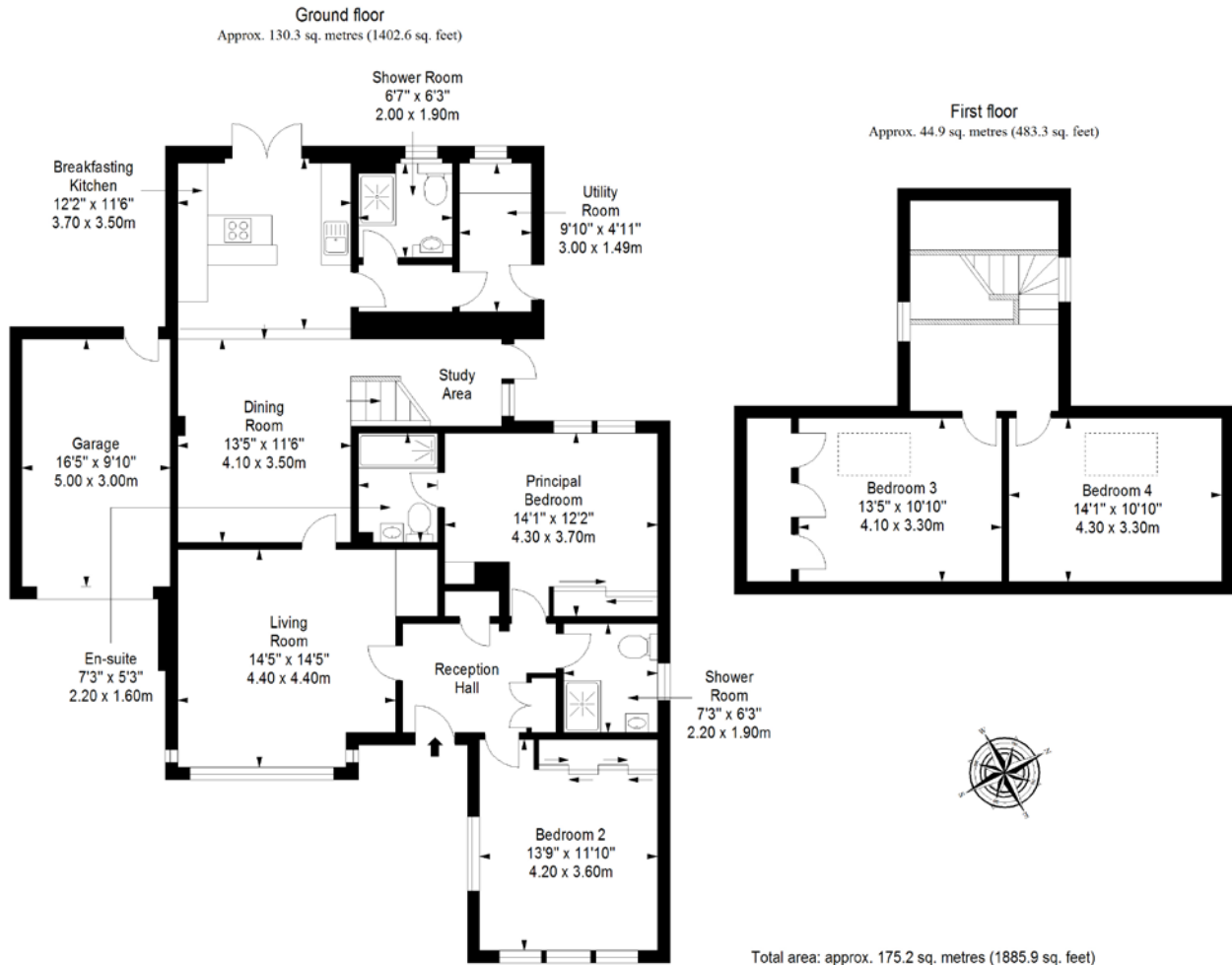


“...Positioned in the desirable coastal suburb of Cramond,  
a short stroll from the beach...”





# Floorplan





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