



# 24/10 MILTON STREET

ABBEYHILL, EDINBURGH, EH8 8HE



1 PUBLIC



1 BED



1 BATH

0131 622 2626 | [property@vmh.co.uk](mailto:property@vmh.co.uk)



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# 24/10

## MILTON STREET

Forming part of a traditional building in desirable Abbeyhill, this second-floor flat boasts immaculate, minimalist interiors and enjoys one bedroom, an open-plan kitchen, living and dining room, a home office, and a modern shower room, plus access to a shared garden and unrestricted on-street parking. The flat lies just a stone's throw from Holyrood Park, home of Arthur's Seat and Salisbury Crags, as well as excellent amenities.

### Features

- Traditional second-floor flat in Abbeyhill
- Stone's throw from Holyrood Park
- Secure shared stairwell
- Hall with walk-in shelved storage cupboard
- Open-plan kitchen/living/dining room
- Contemporary kitchen design
- One double bedroom
- Home office/nursery
- Attractive, modern shower room
- Access to shared garden
- Unrestricted on-street parking
- Gas central heating and double glazing



EPC Rating - B

Home Report Value - £175,000

For up to date price & viewing information contact VMH Property or visit us online.



Extras: all fitted carpets, curtains, the integrated oven, freestanding fridge (with icebox), freestanding washer/dryer, and light fittings to be included in the sale (bedroom shade excluded).



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WWW.VMH.CO.UK

Registered Office: 8 Sibbald Walk, Edinburgh, EH8 8FT

T: 0131 622 2626 F: 0131 622 26267 E: [property@vmh.co.uk](mailto:property@vmh.co.uk)

DX: 552210, Edinburgh 68

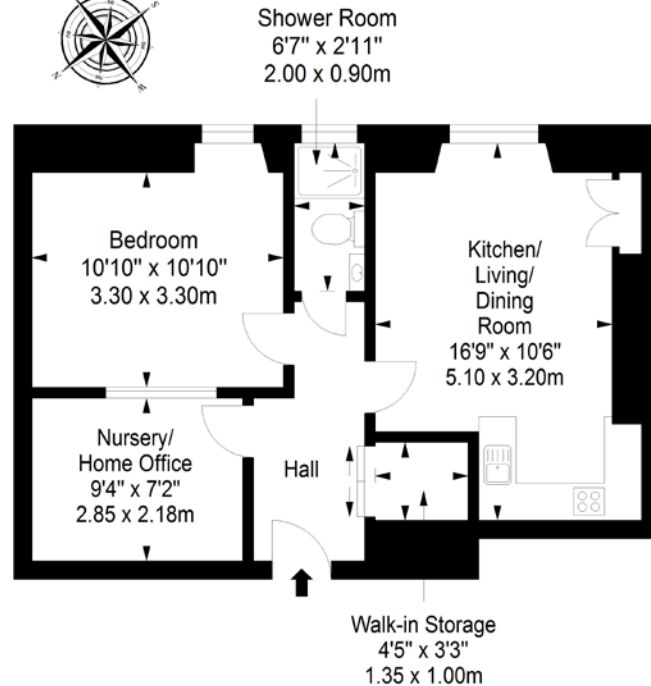


CHARTERED FIRM

The dimensions provided are for illustration purposes only; detailed measurements should be taken personally. No documentation will be exhibited in respect of the compliance or otherwise of replacement windows. Although every attempt has been taken to ensure accuracy, the details within the brochure are not guaranteed or warranted and will not form part of any future contract to buy.

## Second Floor

Approx. 42.6 sq. metres (458.6 sq. feet)



Total area: approx. 42.6 sq. metres (458.6 sq. feet)