



GILSON GRAY

LAW • PROPERTY • FINANCE

3/18 LOCHEND PARK VIEW

Lochend, Edinburgh, EH7 5FB



Situated within easy reach of the city centre, with a peaceful setting beside Lochend Park and stunning views of Arthur's Seat, this modern flat lies on the sixth floor of a lift-serviced development offering communal garden grounds, bike storage, and secure allocated parking. The appealing home includes an open-plan living/dining area and kitchen with a south-west facing aspect, a principal suite with a shower room and storage, a further cosy double bedroom, and a three-piece bathroom.

Extras: All fitted floor coverings, window coverings, light fittings, integrated kitchen appliances, fridge/freezer, and washing machine are included in the sale.



FEATURES

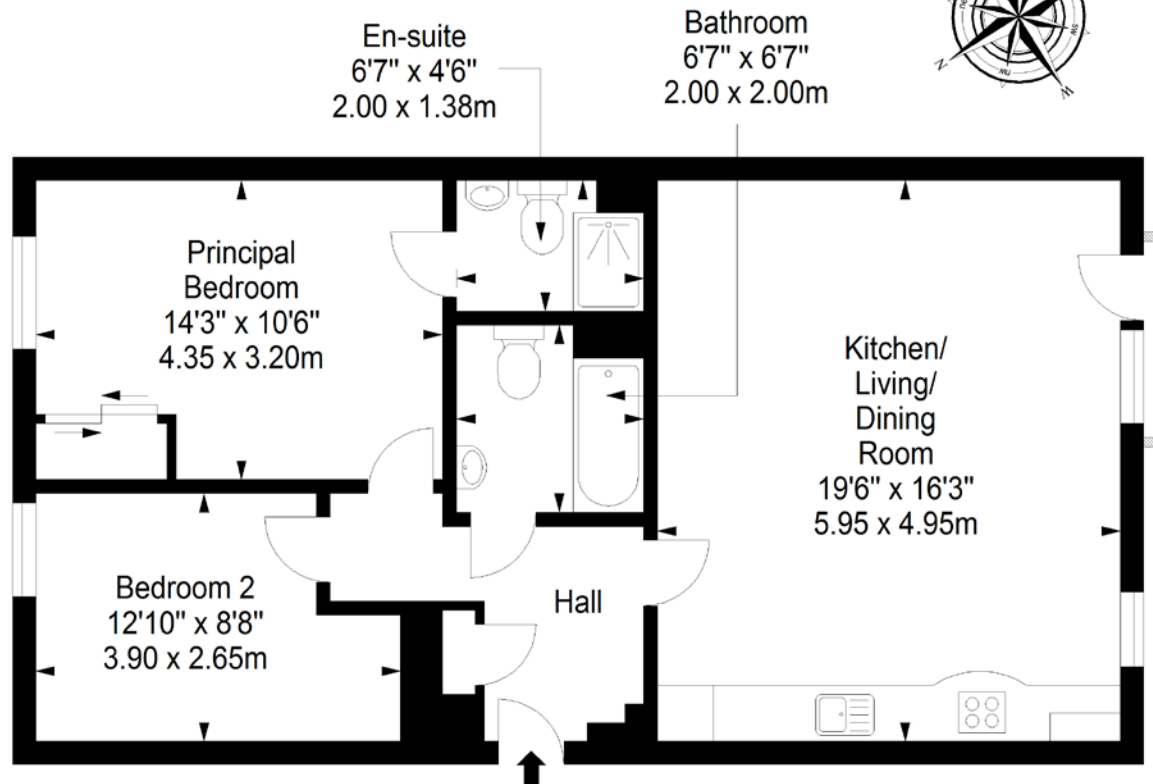
- Leafy setting with views of Arthur's Seat
- Sixth/top-floor flat in modern development
- Secure entry system & shared lift service
- Entrance hall with storage
- Bright, open-plan living/dining room & kitchen
- Two double bedrooms (one with storage)
- En-suite shower room
- Three-piece bathroom
- Attractive communal garden grounds
- Allocated secure underground parking
- EPC Rating - B
- Council Tax Band - D



“SIXTH/TOP-FLOOR
FLAT IN A LEAFY
SETTING WITH VIEWS OF
ARTHUR’S SEAT”



Sixth Floor
Approx. 69.6 sq. metres (749.2 sq. feet)



Total area: approx. 69.6 sq. metres (749.2 sq. feet)

GILSONGRAY.CO.UK

EDINBURGH

29 Rutland Square
EH1 2BW
0131 516 5366



GLASGOW

160 West George Street
G2 2HQ
0141 530 2021



EAST LOTHIAN

33 Westgate
EH39 4AG
01620 893 481



DUNDEE

11 South Tay Street
DD1 1NU
01382 201 000



BORDERS

01890 880 008

 @gilsongrayprop  gilson gray property  gilson gray property  @gilsongrayprop

