



188/6 RESTALRIG ROAD SOUTH

RESTALRIG, EDINBURGH, EH7 6EA



1 PUBLIC



1 BED



1 BATH



VMH SOLICITORS

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188/6

RESTALRIG ROAD SOUTH

Set on the second/top floor of an established development in Restalrig, this well-presented flat represents an ideal purchase for first-time buyers, city professionals, couples, and rental investors alike. It accommodates a double bedroom, a spacious, sunny living room, a breakfasting kitchen, and a shower room, as well as benefiting from a private garden, access to a shared garden, and unrestricted on-street parking.

Features

- Second/top-floor flat in Restalrig
- Secure shared stairwell
- Entrance hall
- Sunny, southeast-facing living room
- Breakfasting kitchen
- Double bedroom with built-in wardrobe
- Modern shower room
- Private garden
- Access to a shared garden
- Unrestricted on-street parking
- Gas central heating and double glazing



EPC Rating - D

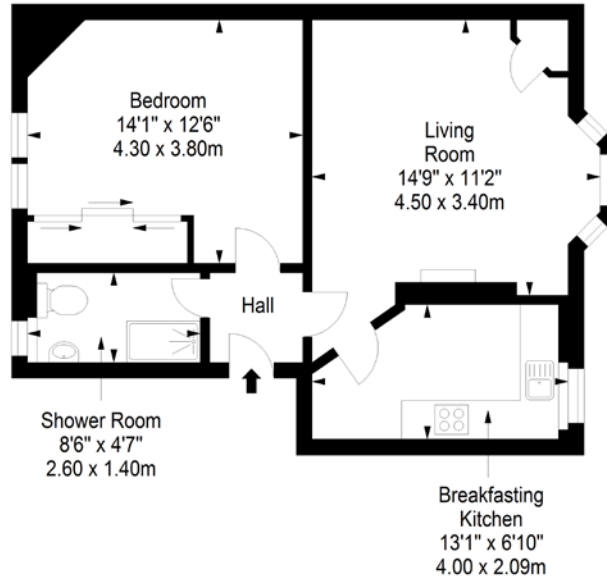
Home Report Value - £145,000

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



Extras: all fitted floor coverings, window coverings, light fittings, and integrated kitchen appliances will be included in the sale.

Second Floor
Approx. 50.7 sq. metres (545.7 sq. feet)



Total area: approx. 50.7 sq. metres (545.7 sq. feet)



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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.