

107/4 Broughton Street

Edinburgh EH1 3RZ

mhdlaw



1 Public



2 Bed



EPC

Second Floor Period Flat



Features

- Second Floor Period Flat
- Entrance Hall
- Spacious Living Room
- Modern Dining Kitchen
- Utility Room
- Two Bedrooms
- Bathroom
- Separate WC
- Period Architectural Features
- Shared Garden
- Gas Central Heating
- Excellent Central Location



DESCRIPTION

A two bedroom second floor period flat set in the buzzing heart of the capital with high ceilings, sash windows and ornate cornice work, all just moments from the coffee shops, restaurants and independent stores of Broughton Street.

LOCATION

Set at the foot of Broughton Street the property is wonderfully located to take advantage of the vibrant atmosphere and amenities for which this area is renowned. Broughton Street is lined with independent restaurants, bars and shops and it leads up to the St. James Quarter which offers a world class array of shopping, eating and entertainments. The handsome Georgian streets of The New Town extend to the west whilst the village charms of Stockbridge are also only a short distance away. The city centre, Princes Street and even the Old Town are also eminently accessible from the property. The Edinburgh Tram stops at the top of Broughton Street offering access to many parts of the city, including Leith, and the airport. Edinburgh Waverley is approximately half a mile away for rail links, and the motorist can find access to east and west via the A1 London Road or A90 Queensferry Road.

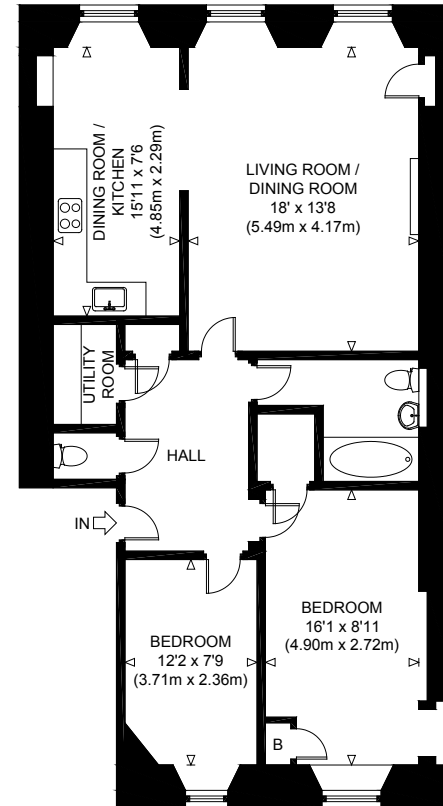
HOME REPORT VALUE – £370,000

COUNCIL TAX BAND – D



Please click here to view the video for this property

All appliances in the property are sold as seen and no warranties will be given.



SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 886 SQ FT / 82.3 SQ M

BROUGHTON STREET
NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 886 SQ FT / 82.3 SQ M
All measurements and fixtures including doors and windows
are approximate and should be independently verified.

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Viewing – By appointment, please call MHD Law on 0131 555 0616

All enquiries, note of interest and offers to be directed to the property department at:

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