



221/4 DALKEITH ROAD

NEWINGTON, EDINBURGH, EH16 5JR



1 PUBLIC



2 BED



1 BATH



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221/4

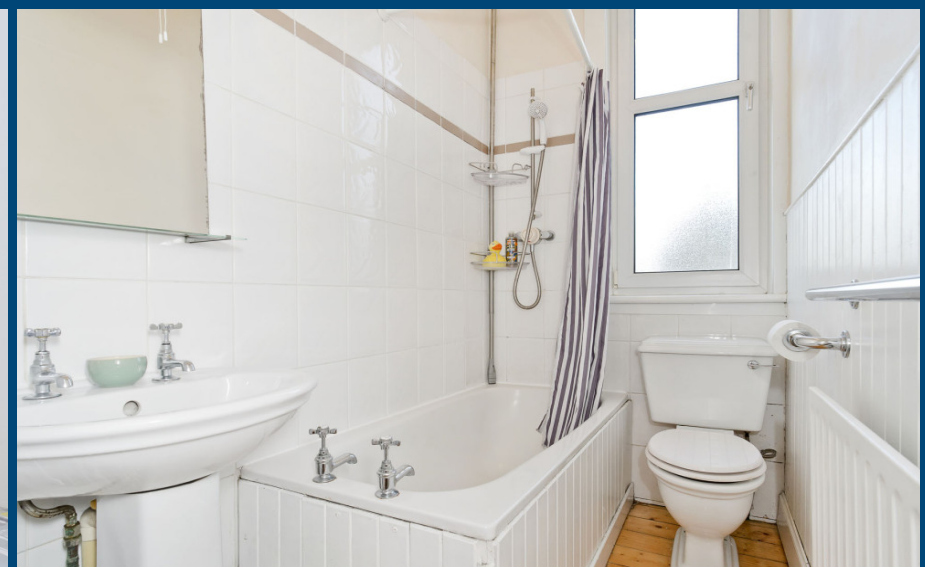
DALKEITH ROAD

Enjoying open leafy views and period charm, this generous second-floor tenement flat is situated close to amenities and attractions, with excellent transport links in and out of the city. The welcoming interiors comprise two good-sized bedrooms, a box room, a bathroom, a social dining kitchen, and a characterful southwest-facing living room. Unrestricted on-street parking and access to a communal garden complete this highly appealing proposition.

Features

- Prime city address
- Tasteful and versatile interiors
- Generous second-floor tenement flat
- Secure entry system
- Airy hall with excellent storage
- Sunny bay-fronted living room with period features and lovely open views
- Dining kitchen with walk-in pantry
- Two large bedrooms, one double and one single
- Multi-purpose box room
- Bathroom with shower-over-bath
- Delightful shared garden
- Unrestricted on-street parking
- Gas central heating and double glazing

"A spacious period home offering open views, versatile accommodation, unrestricted parking, and proximity to wide-ranging amenities."



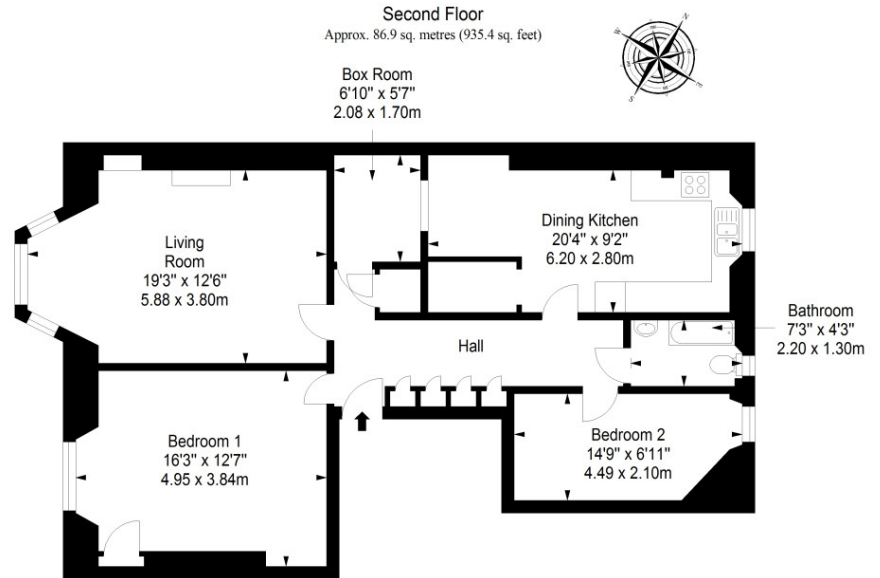
EPC Rating - C

Home Report Value - £290,000

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



Extras: All fitted floor and window coverings and light fittings are included in the sale.



Total area: approx. 86.9 sq. metres (935.4 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.