



5/1 Parkgrove View, Edinburgh, EH4 7QW

Description

Well presented one bedroom ground floor flat in good order and with private front and rear gardens. It also has gas central heating with Hive heating controls and double glazing.

The accommodation comprises:

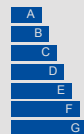
- Entrance hall
- Generous sitting room with picture window and oak style laminate flooring
- Fitted kitchen with a range of base mounted units with laminate worktops with inset stainless steel sink and appliances including gas hob, electric oven, washing machine and fridge freezer; marble style wall board and splash back
- Shower room fitted with shower enclosure, WC, wash basin with vanity unit and vinyl flooring
- Spacious double bedroom with built-in wardrobes



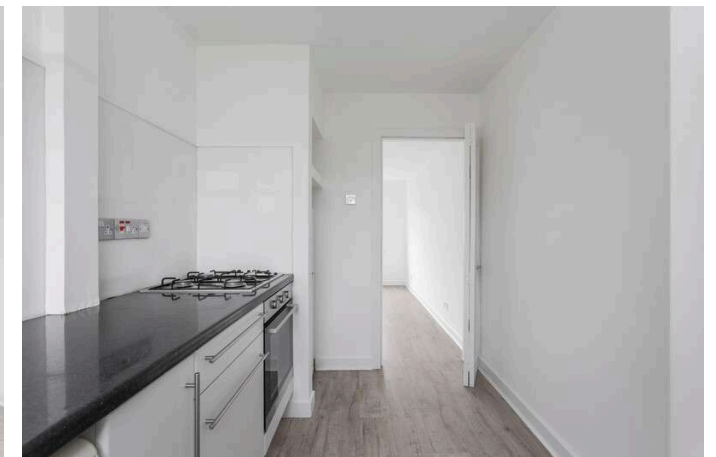
VIEWING DETAILS

Please call DMD Law 0131 316 4666 or check online for the up to date price information and viewing arrangements.

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Outside and Gardens

The property has private front and rear gardens and a shared drying green. There is unrestricted on street parking available nearby.

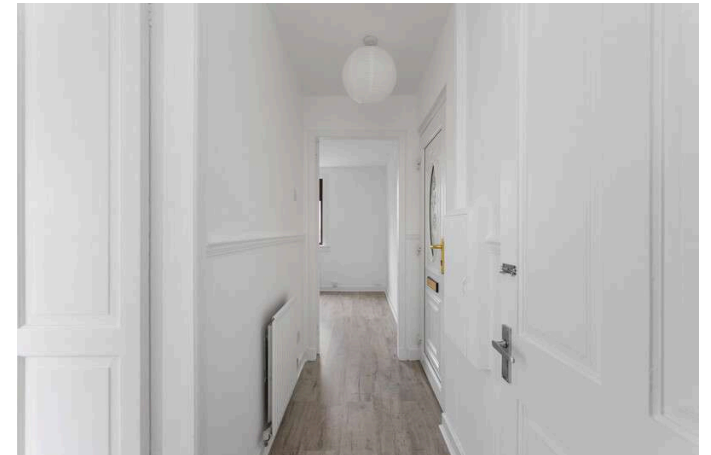
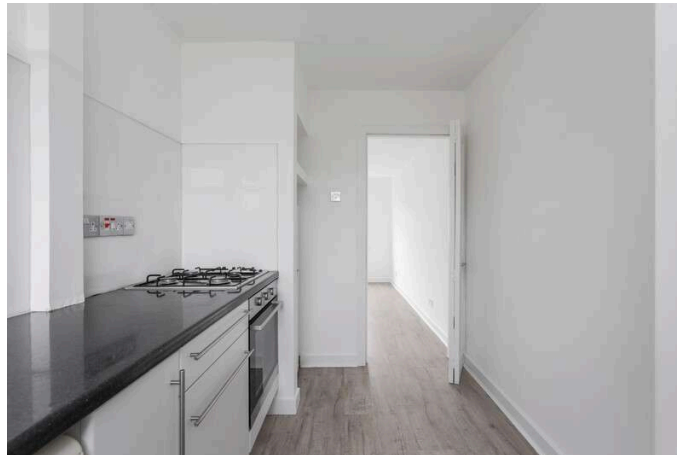
Location

Parkgrove is located to the south side of Queensferry Road in the Barnton area of Edinburgh. Barnton is one the most sought after residential areas in Edinburgh, enjoying a peaceful situation in the leafy suburbs of west Edinburgh. It is adjacent to Cramond on the South shore of the Firth of Forth with stunning views to match. There are splendid walks nearby along the river Almond and at Cramond beach. There is local shopping nearby at Parkgrove shopping centre including a Tesco Metro, Majestic Wine, bakery and pharmacy with further shopping nearby on Whitehouse Road, Corstorphine and Davidson's Mains. More extensive shopping facilities can be found at Craighleith Retail Park and the Gyle Shopping Centre, both within a short drive. The property lies within the catchment area of Clermiston primary school and the Royal High school, both highly regarded schools. It is also conveniently located for many independent schools including Cargilfield, Erskine Stewart's Melville, St George's and Fettes. It is also close to the Royal Burgess Golf Club, Bruntsfield Golf Club and Barnton Park Lawn Tennis Club.

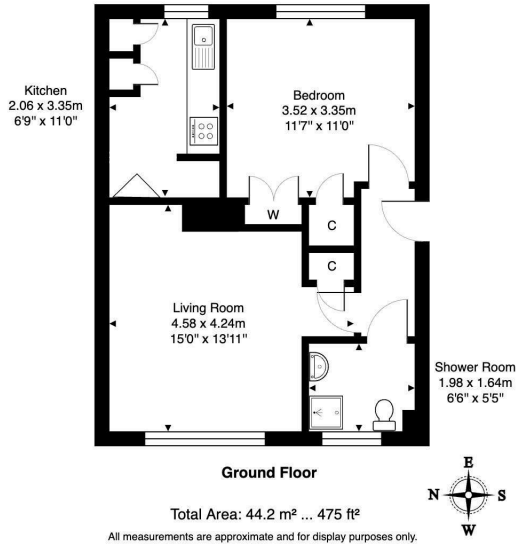
Extras

The fixed floor coverings, light fittings, blinds and kitchen appliances are included in the sale.

Council Tax - Band B



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DMD SOLICITORS & ESTATE AGENTS

Offers can be submitted in writing, fax or email:

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