



# 6 (PF2) Loganlea Terrace

Craigentenny, Edinburgh, EH7 6NX



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## Bright & well proportioned ground floor flat with private front garden

- Sitting/dining room
- Fitted kitchen
- Double bedroom 1 - built in wardrobes
- Double bedroom 2
- Bathroom
- Bright & well proportioned
- Private front garden
- Shared rear garden
- Unrestricted on street parking
- Gas central heating & double glazing



**Offers Over: £165,000**

**EPC Rating: C**

**Council Tax: B**

**Tenure: Freehold**

Further information can be found in the home report.

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# About the Property

Bright and well proportioned ground floor flat with private front garden and shared rear garden. The property is located in the popular area of Craigentenny close to local amenities.

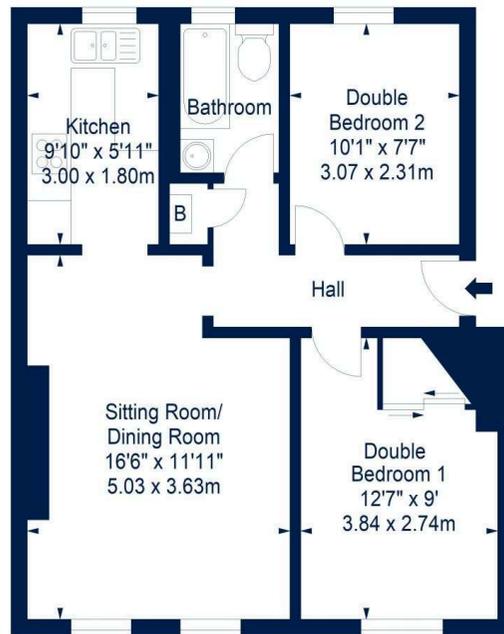
The current owner has tastefully upgraded and modernised the property over the years and the accommodation is presented in excellent order with modern fixtures and fittings throughout.

## Extras

All fitted floor coverings, curtains, curtain poles, blinds, light fittings, hob, oven, extractor hood, fridge/freezer and washing machine are included in the sale price.



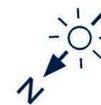
## 6 Flat 1 Loganlea Terrace, Edinburgh, Midlothian, EH7 6NX



Ground Floor

Flat - Approx. Gross Internal Area - 556 Sq Ft - 51.65 Sq M

For identification only. Not to scale. © SquareFoot 2026



## Location

Lying north-east of Edinburgh, the suburb of Craigentinny is located less than three miles from the city centre and neighbours the seaside suburb of Portobello. The area is in easy reach of numerous shopping facilities, including Meadowbank Shopping Park and Portobello's delightful selection of independent shops, cafes and eateries, and another supermarket. In addition to its enviable coastal location, offering a wonderfully scenic setting for outdoor recreation, superb indoor sports can be found at a number of nearby swimming pools and gyms, whilst Craigentinny Golf Course will no doubt appeal to golf enthusiasts. Craigentinny enjoys access to excellent transport links in and out of the city, including bus services running day and night, and is conveniently placed for access to the City Bypass and the motorway network, as well as the Edinburgh Royal Infirmary. Excellent state schools fall within the suburb's catchment area, whilst many of the capital's reputable independent schools are also easily accessible.



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