

**7/8 Pirrie Street
Leith EH6 5HY**

Offers Over £155,000

Entrance hallway with storage cupboard
Spacious twin windowed lounge
Box room accessed from the lounge
Kitchen that includes the appliances
2 double bedrooms
Separate stylish WC with two piece suite
Shower room with shower compartment
and wash hand basin
Double glazing and gas central heating
Communal garden
Free on street parking



Well proportioned traditional tenement flat in quiet central location

We are pleased to offer to the market this well proportioned traditional 2nd floor tenement flat that is quietly located just off Great Junction Street. The property offers excellent living accommodation within easy reach of excellent local amenities and the city centre.

Leith is located to the north of the city centre which can be accessed via a frequent bus service that runs close by. A short drive leads to the bypass which in turn leads to the south via the A1/A68, the South Gyle, International Airport and the M8/9/90 motorway network.

Shopping facilities locally include a Tesco superstore, a host of specialist shops plus Ocean terminal is a short distance away.

Recreational facilities include the Vue Cinema Complex, Leith Links, Victoria Swim Centre plus a host of popular bars, cafes and restaurants in the nearby Shore area.

Council Tax Band B

Energy Rating C

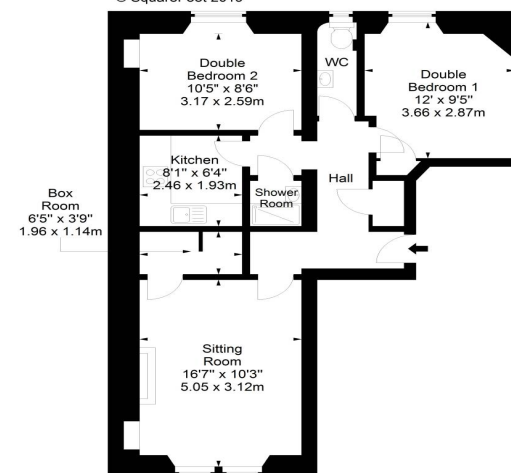
Viewing on Sunday 2-4pm or by appointment phone 0131 337 1800



Pirrie Street,
Edinburgh, EH6 5HY

 SquareFoot

Approx. Gross Internal Area
616 Sq Ft - 57.23 Sq M
For identification only. Not to scale.
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Second Floor

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