



FLAT F, 5 FORRESTER PARK GARDENS

Corstorphine, Edinburgh, EH12 9AQ



1

Public Room



2

Bedrooms



1

Bathroom

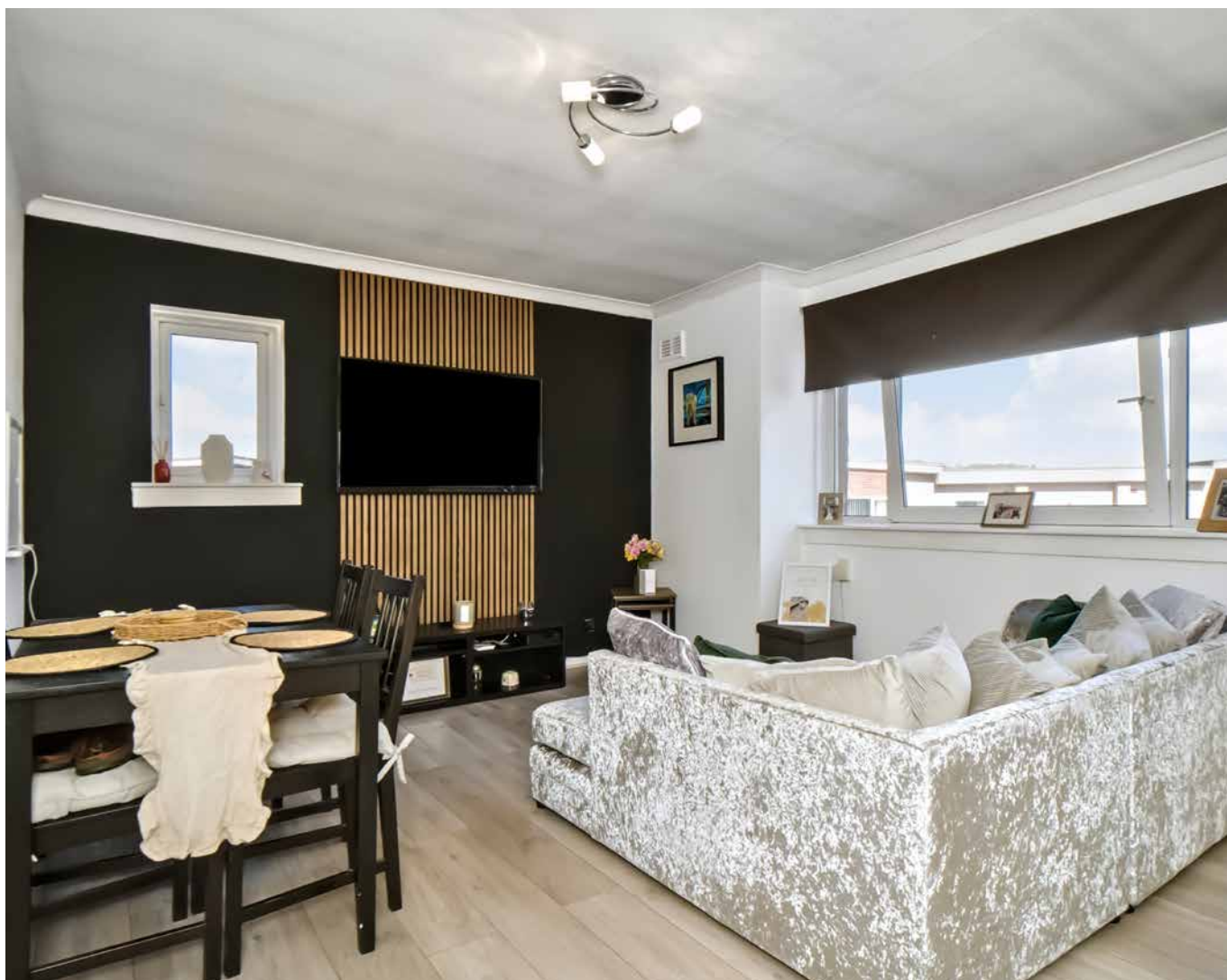


FLAT F, 5 FORRESTER PARK GARDENS

This two-bedroom flat benefits from private garage parking, access to communal gardens, and a well-connected city location close to the motorway network and with local transport links by rail, tram, and bus. It is positioned on the second/top floor of an established development. It offers modern interiors with a reception room and kitchen, both enjoying a bright dual-aspect, plus a stylish shower room and two double bedrooms featuring useful built-in storage. The property and its situation will appeal to first-time buyers, professionals, and those seeking a rental investment.







D
EPC
RATING

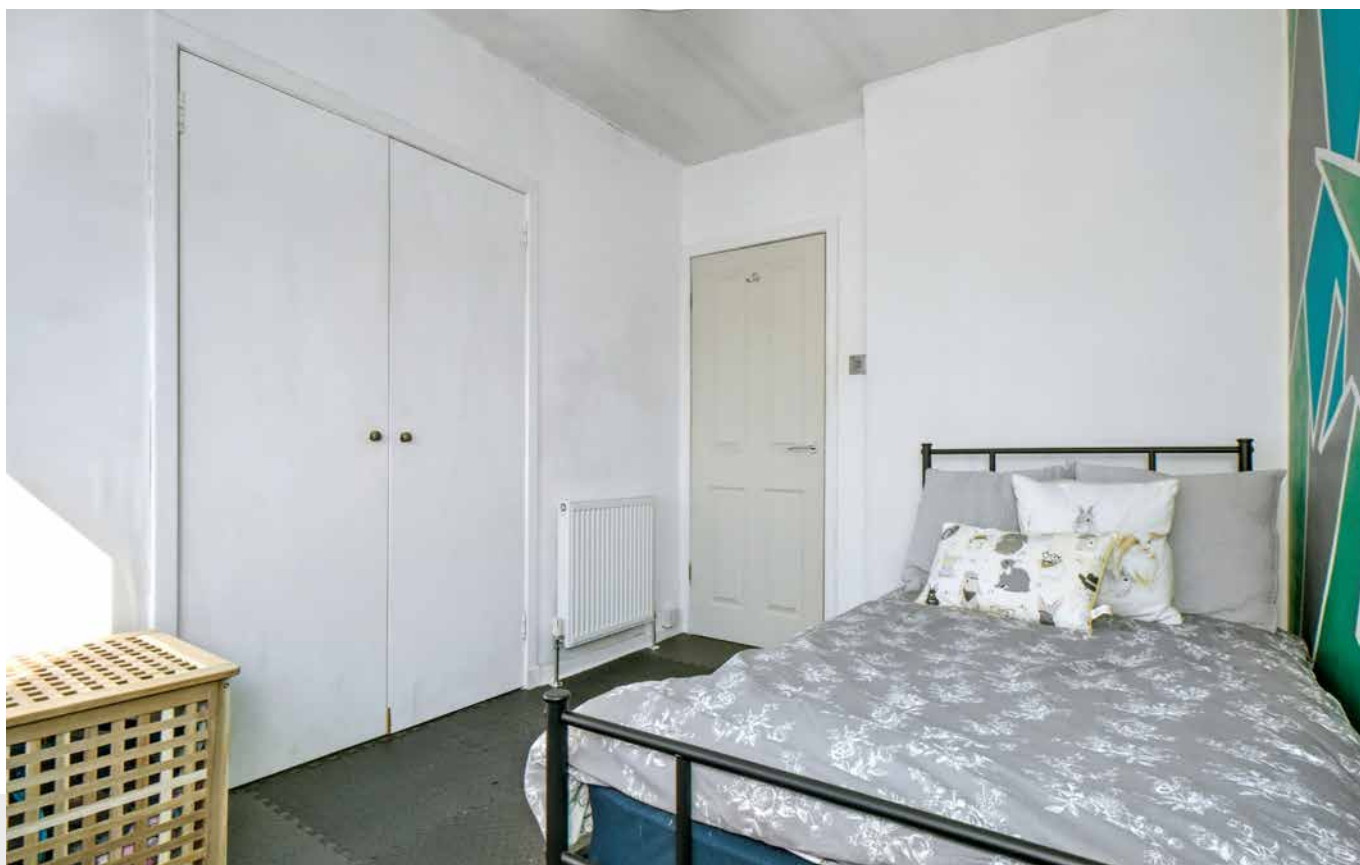
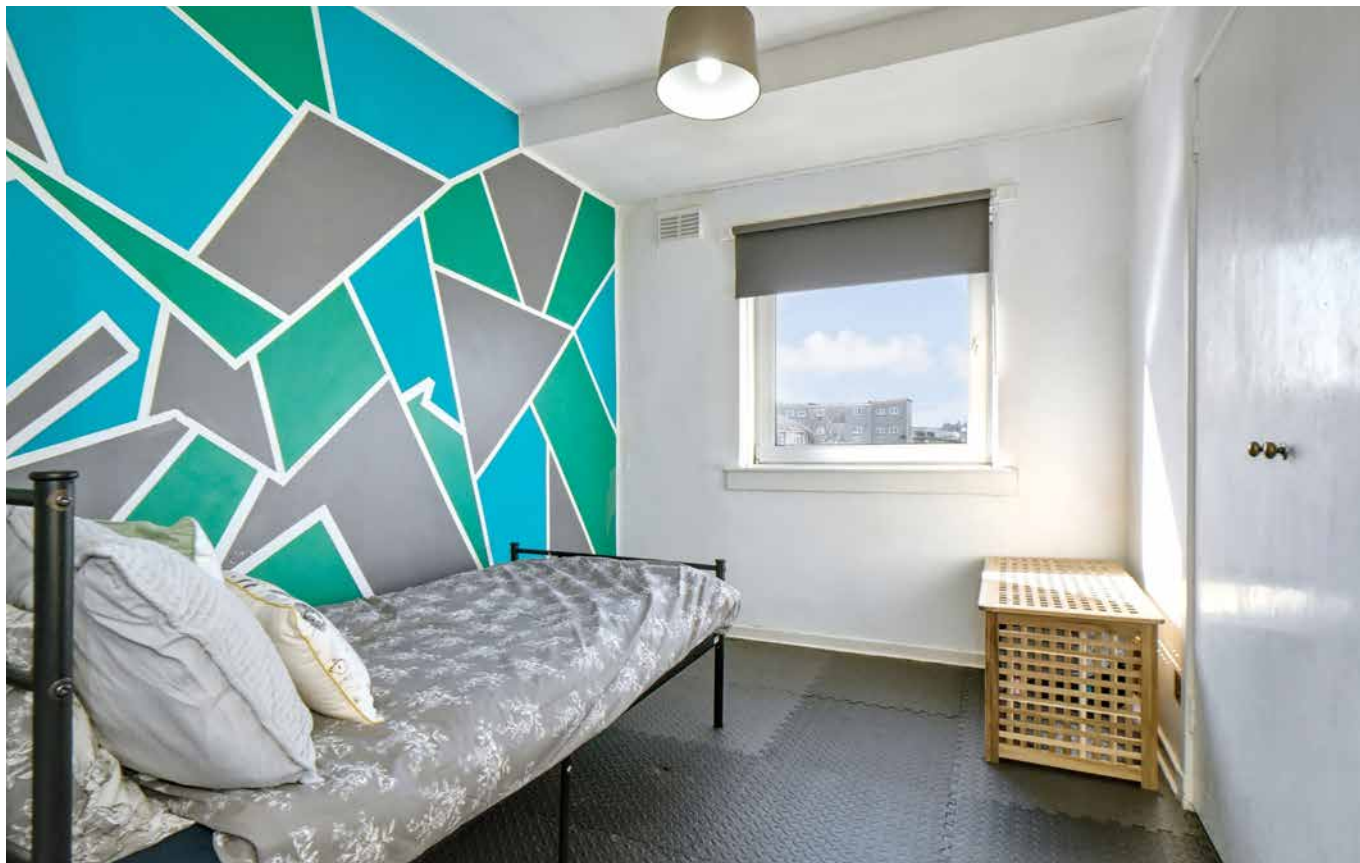
B
COUNCIL
TAX BAND

VIEWING
By appointment only
with Gilson Gray on
0131 516 5366

Features

- Well-connected city location
- Second/top-floor flat in an established development
- Communal stairwell
- Entrance hall with storage
- Dual-aspect living/dining room
- Light-filled modern kitchen
- Two double bedrooms with fitted storage
- Bright, stylish shower room
- Generous communal gardens
- Private garage parking
- Gas central heating and full double-glazing



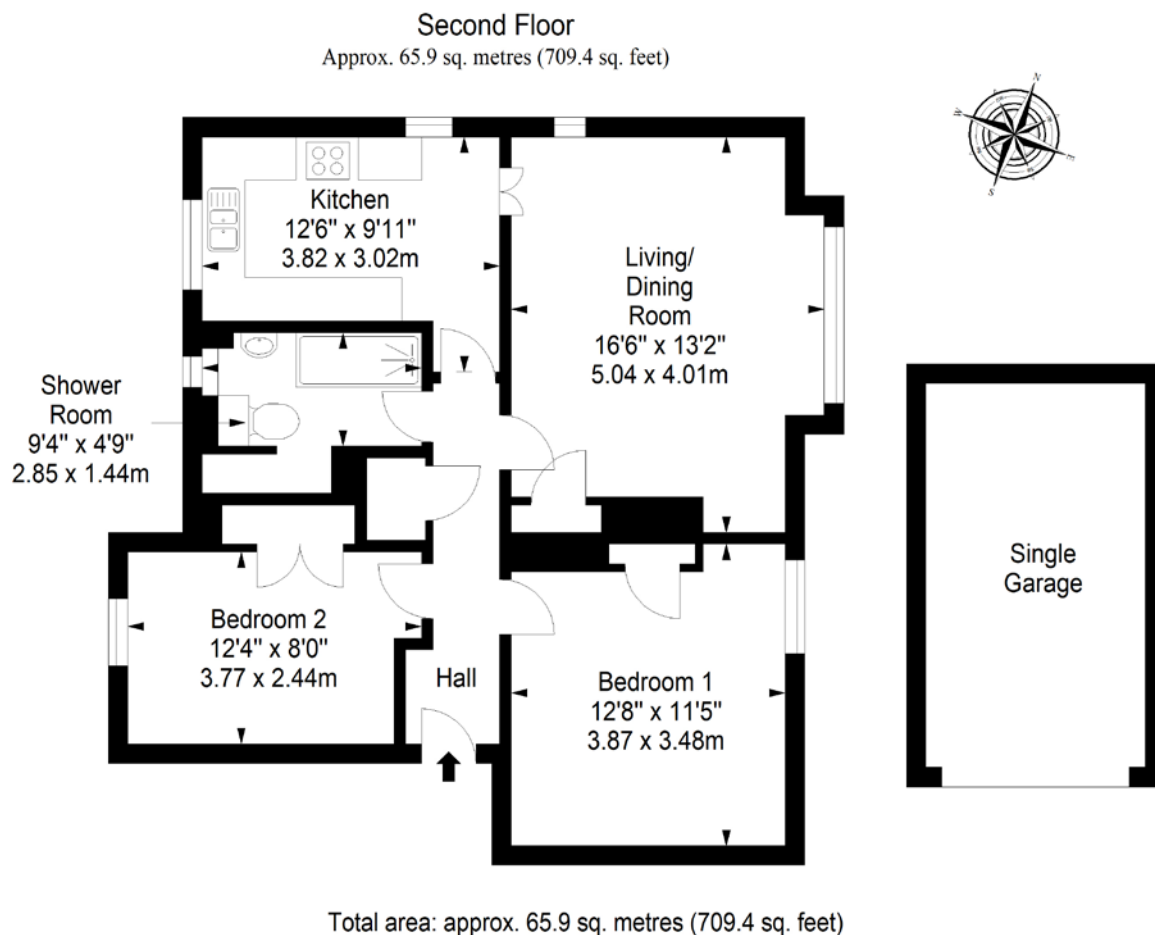


Extras: All fitted floor and window coverings and light fittings will be included in the sale.



CORSTORPHINE, EDINBURGH

Located approximately three miles west of the city centre, highly desirable Corstorphine enjoys a vibrant small-town ambience with fantastic local amenities. Popular with city professionals and families alike, Corstorphine is exceptionally convenient for the city centre, and thanks to its position next to the Edinburgh greenbelt, residents of Corstorphine are never far from the scenic Scottish countryside. Bustling St John's Road, which connects Corstorphine with the cosmopolitan West End, is lined with a blend of high-street shops and independent retailers, cafes, bistros, traditional pubs and eateries. These are supplemented with a 24-hour Tesco Extra supermarket and other large retail outlets, including over 40 shops at The Gyle Shopping Centre nearby. For sport and fitness enthusiasts, Corstorphine offers no shortage of activities, including several team sports clubs and gyms, plus an abundance of outdoor pursuits such as walking, cycling and wildlife watching at Corstorphine Hill. The area is served by excellent local schools, including Fox Covert Primary School and Craigmount High School, and is also well placed for a choice of independent schooling options. Due to its westerly position, Corstorphine allows a swift and easy commute into the city centre, as well as convenient access to Edinburgh City Bypass, Edinburgh International Airport and the M8/M9 motorway networks.



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