



70 CAPTAINS DRIVE

Liberton, Edinburgh, EH16 6QG



1

Public Room



4

Bedrooms



1

Bathroom



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This semi-detached house is a spacious residence with an abundance of potential. It features a large reception room, a good-size kitchen and bathroom, and ample built-in storage. With four bedrooms, it also offers excellent versatility to meet a variety of lifestyles and needs. The property presents buyers with an exciting refurbishment opportunity, offering lots of scope to add significant value to the home, whilst allowing you to set the interiors to your own style and standards.

Situated in Liberton, the home has a desirable location that is popular with families, commuting professionals, and first-time buyers alike. It is within easy reach of amenities, including a supermarket and convenience store, and it is close to schools as well. Furthermore, the property is a short walk from Liberton Hospital and it is a brief stroll from the local leisure centre. It also provides easy access to Edinburgh's green belt and the Pentland Hills. In addition, the city centre can be reached in as little as 20 minutes by car.







EPC
RATING



COUNCIL
TAX BAND

VIEWING

By appointment only
with Gilson Gray on
0131 516 5366

Features

- A spacious semi-detached house
- Situated in sought-after Liberton
- Entrance hall with built-in storage
- Spacious, dual-aspect living/dining room
- Galley-style kitchen with garden access
- Landing with airing cupboard and attic access
- Three double bedrooms
- Versatile fourth bedroom
- 3pc bathroom with overhead shower
- Private garden to the front and side
- Private driveway for off-street parking





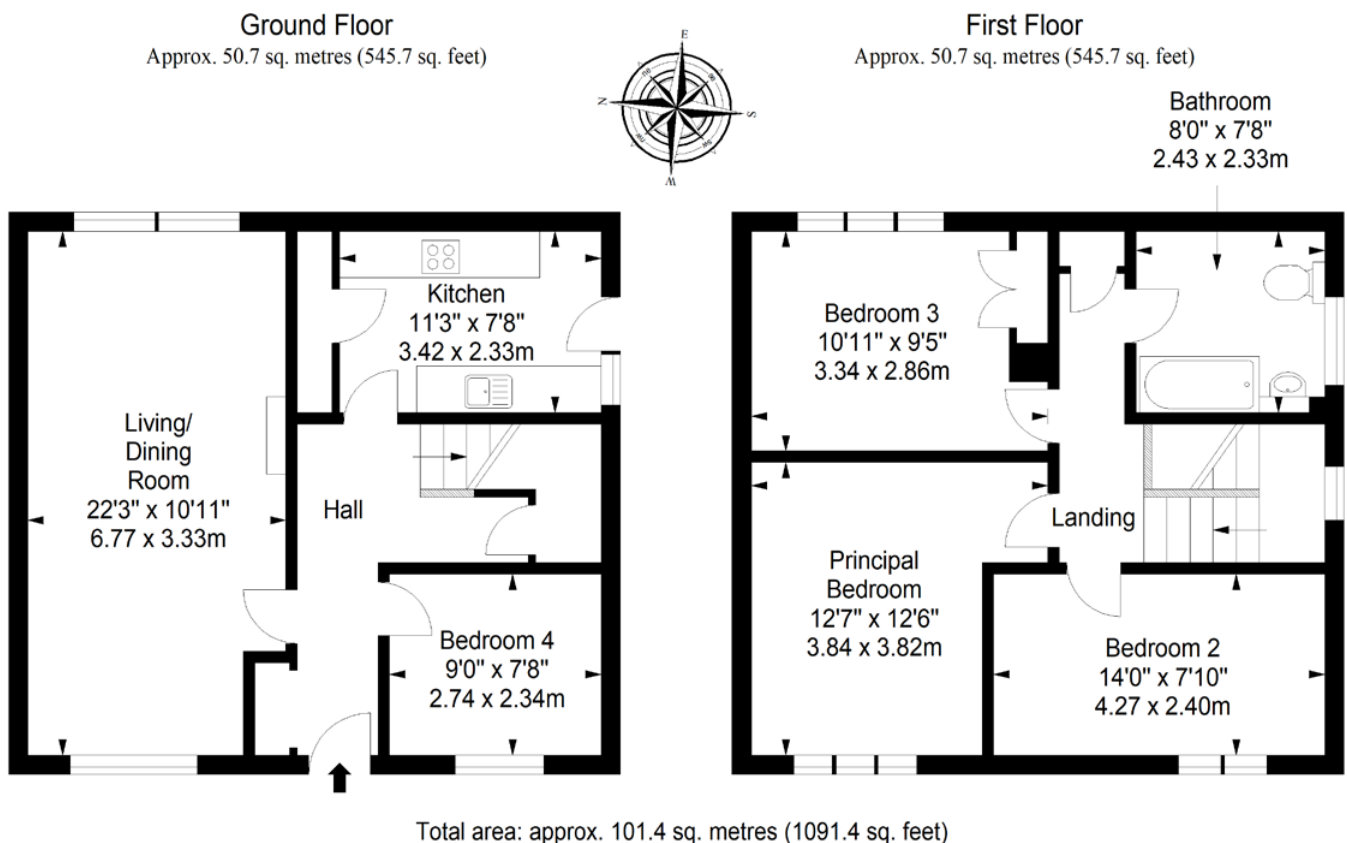


To be sold as seen, including an integrated oven and gas hob. Please note, no warranties or guarantees shall be provided in relation to any of the services, moveables, and/or appliances included in the price, as these items are to be left in a sold as seen condition. Also, certain images have been virtually renovated for illustration purposes.



LIBERTON, EDINBURGH

The suburb of Liberton offers the kind of village atmosphere that makes it hard to believe that you are just 3 miles from the heart of Edinburgh. The area is mainly residential with a high concentration of tranquil green spaces on your doorstep. With a range of shops close by, including Cameron Toll Shopping Centre, housing major supermarkets and high-street retail outlets, and more traditional everyday amenities in the older parts of Liberton itself, there is no need to travel to the centre for shopping. Regular day and night bus services ensure fast and convenient travel links to the city centre and beyond. Liberton offers reputable state schools at primary and secondary level and is ideally located for Edinburgh University's Kings Buildings and Napier University. Liberton offers great outdoor pursuits, from a relaxing stroll along the Burdiehouse Burn, football or picnic in Liberton Public Park, pony trekking in nearby Braid Hills or a round of golf at Liberton Golf Club, which enjoys panoramic views of the city.



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