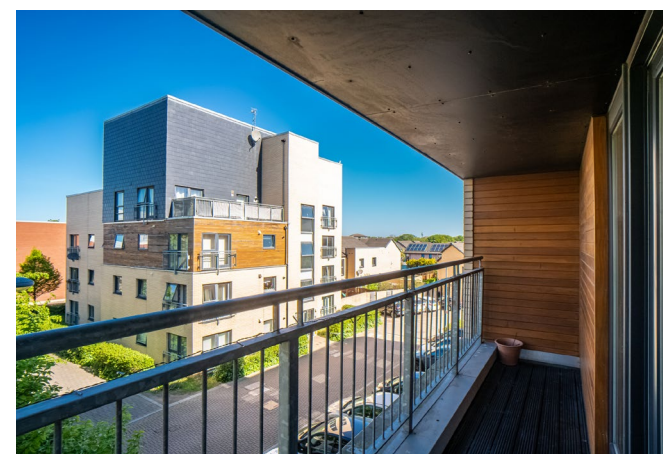




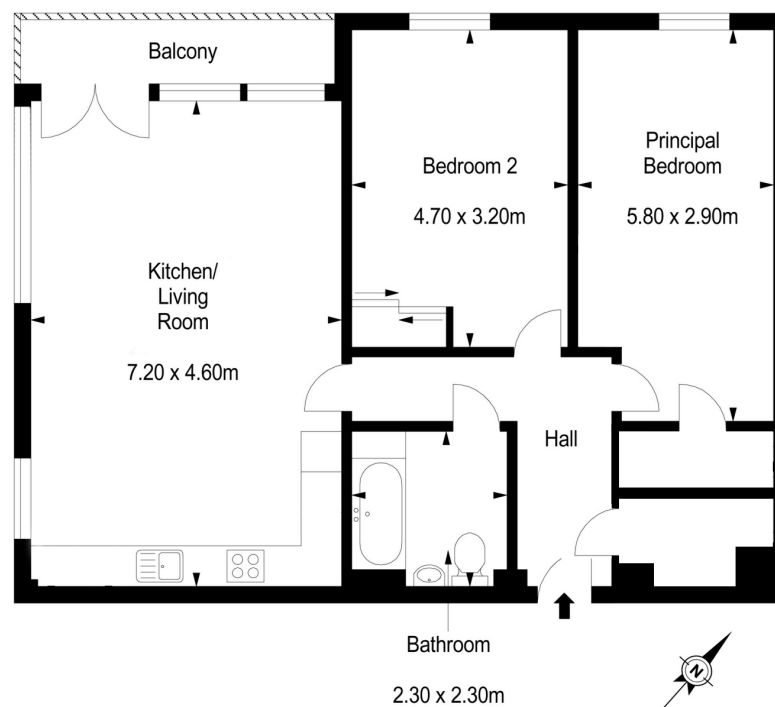
SMART



13/8 Collier Place, Niddrie, Edinburgh, EH16 4PZ

Very attractive top floor flat in modern development, very bright and spacious accommodation.

- Secure entry
- Private balcony
- Open plan Lounge/Kitchen/ Dining
- Spacious master bedroom
- Stylish modern bathroom
- Gas central heating
- Double glazing
- Residents parking
- Shared courtyard garden
- EPC- B
- Council tax- B



Smart Property is a trading name of Temple & Co Solicitors, SC415576, Registered office: 1 St Colme Street, Edinburgh, EH3 6AA

DISCLAIMER

While our sales particulars are believed to be accurate and reliable, no guarantee is given as to their correctness or accuracy, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. The mention of any appliances and/or services in these details does not imply that these are in full and efficient working order. All measurements are taken using a sonic measuring tape and are therefore approximate sizes only.

144a Ferry Road, Edinburgh, EH6 4NX
Tel: 0131 516 7155 • Fax: 0131 777 8060

Email: info@smart-prop.co.uk

www.smart-prop.co.uk

espc