



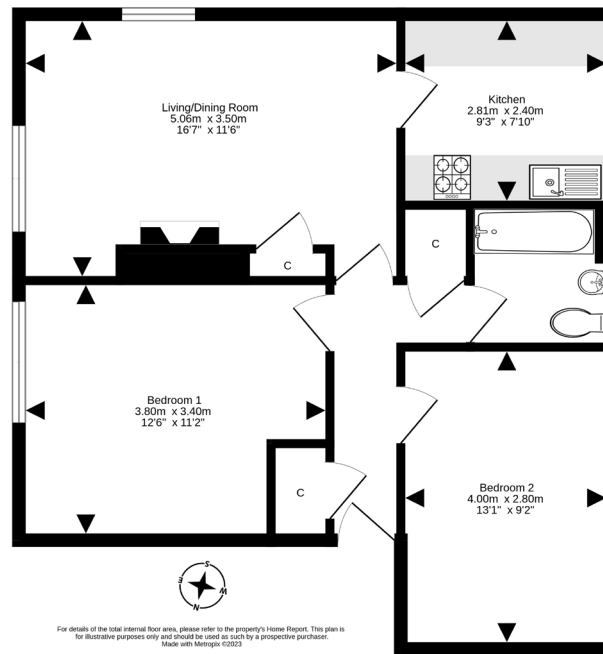
SMART



7/5 Magdalene Avenue, Edinburgh, EH15 3BL

Two bedroom top floor flat in purpose build block, generous size throughout.

- Two Double Bedrooms
- Gas Central Heating
- Double Glazing
- Communal Garden
- On Street Parking
- Appliances included
- Council tax- B
- EPC rating – D



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.

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espc