



DESCRIPTION

Flat 1 / 26 Anderson Place a beautifully presented one bedroom upper flat, offering stylish living in a prime location just a short distance from the heart of Edinburgh. Ideal for first-time buyers, young professionals or as a buy-to-let investment. This turn-key property is ready for you to move in and enjoy.

Comprising of

- Generous sized bedroom with integrated storage
- Fully fitted kitchen with integrated appliances and tiled splashback
- Modern fitted bathroom with Porcelanosa tiles
- Private balcony large enough to have a seating area
- Separate utility room
- Timber framed, triple glazed windows throughout
- Private residents parking

Viewings

By appointment with Gibson Estate agents



LOCATION

Leith is a vibrant and cosmopolitan suburb of Edinburgh. The Shore is a vibrant waterfront regeneration area for all amenities including a range of supermarkets and a good selection of local shops. For sporting and recreational enthusiasts, the David Lloyd Tennis and Fitness Club is located close by along with the wide open spaces of Leith Links as well as direct access to water of leith walkway nearby. In the Shore area itself, there are Michelin-star restaurants and a variety of bars and pubs catering for all tastes. The Ocean Terminal shopping centre, within easy reach, has the Royal Yacht Britannia and a 12-screen cinema as well as a variety of retailing on offer. The area enjoys excellent 24 hour transport links to Edinburgh city Centre (10 minutes away) and direct bus links to the airport with day and night services.

