

ATIVA

PROPERTY



20, (3F1), MORRISON STREET,
WEST END, EH3 8BP

LIGHT, BRIGHT & AIRY

IMPRESSIVE ROOM SIZES



APPROX 101 SQM



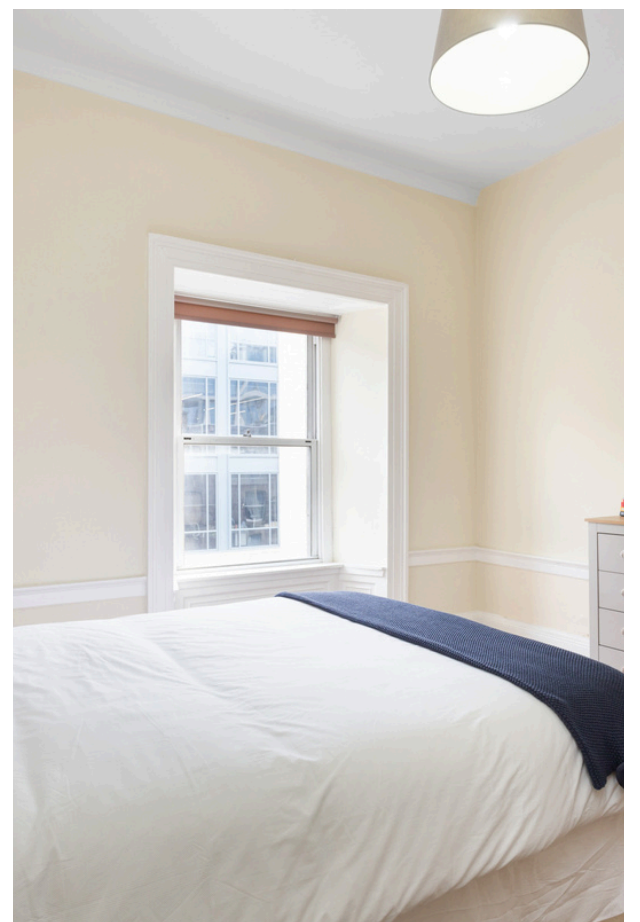
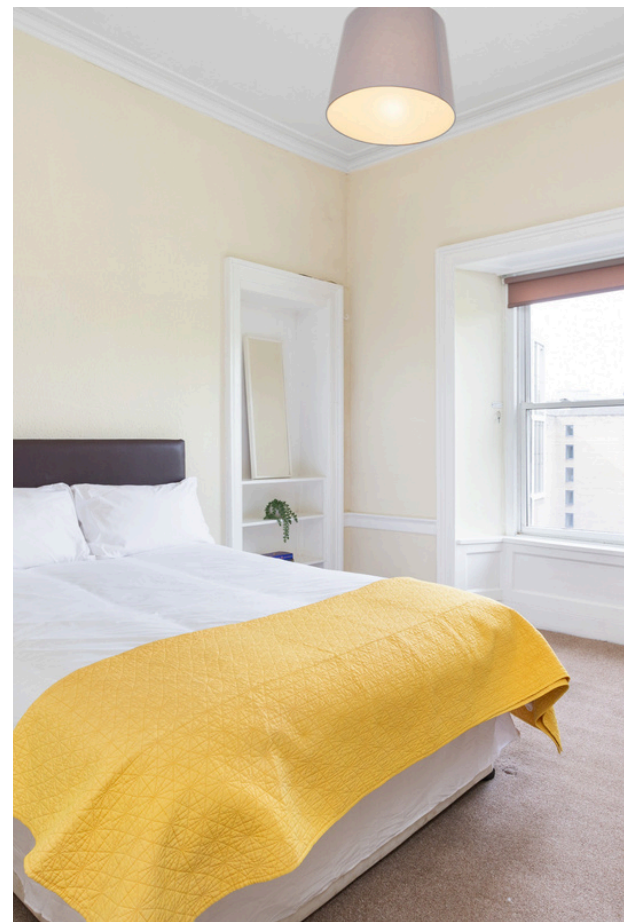
CONTEMPORARY FITTINGS

MODERN KITCHEN WITH PLENTY OF SPACE



SPACIOUS SLEEP SPACE

THREE BRIGHT DOUBLE BEDROOMS



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Morrison Street is an ideal location to explore the city, with every transport link within a short walk. We love the proximity to Princes Street Gardens, the theatres, restaurants and shops... it's so easy to get about...

Alan & Sarah

EPC RATING - D

COUNCIL TAX BAND - C

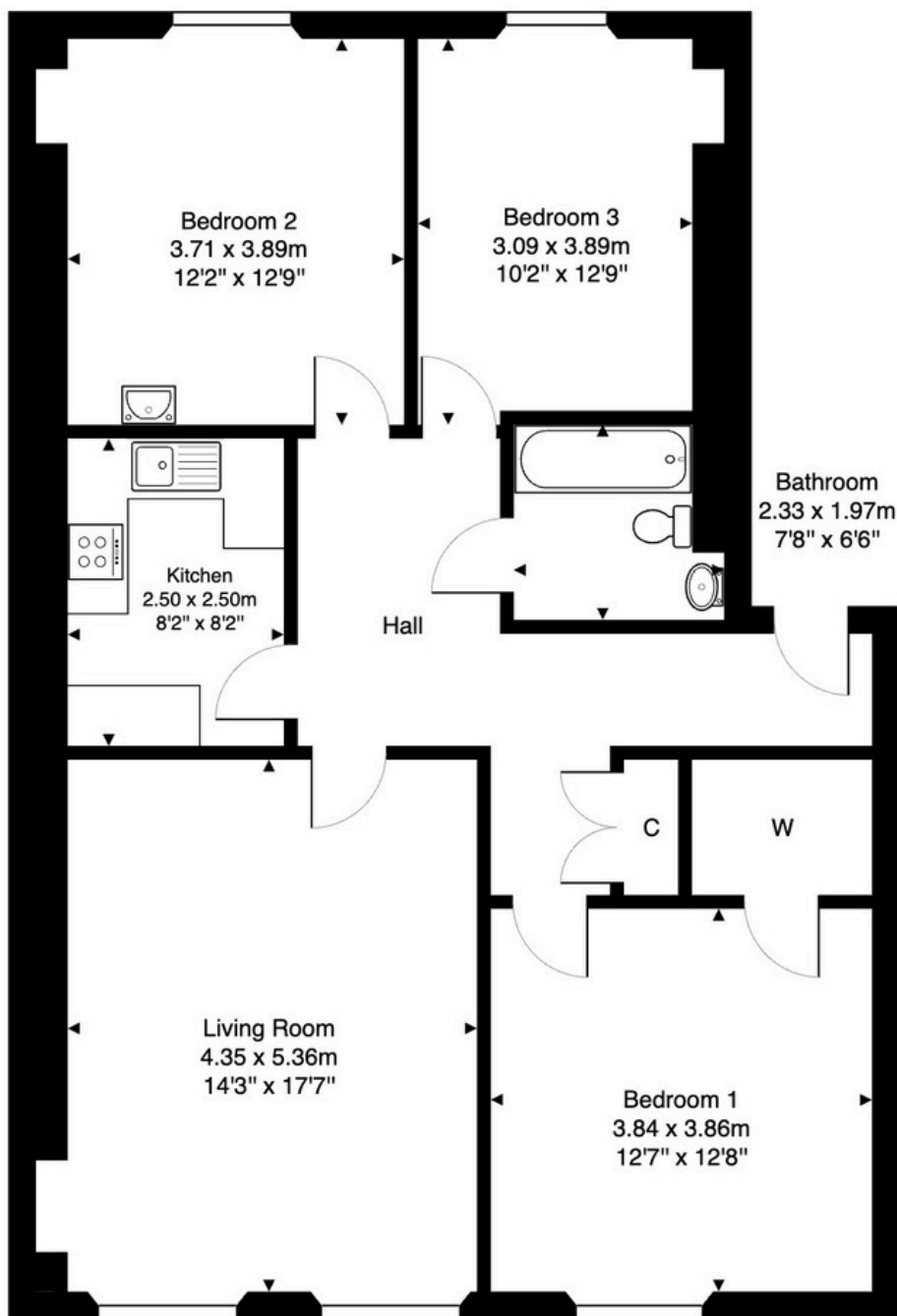
PARKING: CONTROLLED ZONE 4

WEST END CONSERVATION AREA

C-LISTED

MEASURING UP

THE PERFECT LAYOUT & LOCATION



Third Floor

Total Area: 97.6 m² ... 1050 ft²

All measurements are approximate and for display purposes only.



NOTES OF INTEREST should be made via a solicitor, as soon as possible, to ensure interested parties are informed in the event of a closing date being set for the receipt of offers. Only formal offers made by a solicitor will be considered. All offers and notes of interest should be sent to fiona@ativaproperty.co.uk. The seller is not bound to accept the highest, or any offer.

DISCLAIMER All sales particulars and listing information published by Ativa Property Ltd do not form part of any contract with a prospective buyer. All statements and measurements contained herein are believed to be correct but are not warranted or guaranteed. Purchasers must satisfy themselves as to the accuracy by inspection or otherwise.

No guarantee is given as to the working conditions of any appliances, nor that the property meets all current legal specifications. It should not be assumed that the property has all required planning, building regulation or other legal consents. The photographs, video and floorplan shown belong solely to Ativa Property Ltd.





FIONA VERNON

DIRECTOR - MNAEA

Interested in viewing?

Get in touch with your preferred viewing time and date and we'll get back to you straight away.

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GETTING IN TOUCH.



UK ANTI-MONEY LAUNDERING LEGISLATION requires that all offers to purchase a property either on a cash basis, or subject to mortgage, require the buyer to show satisfactory evidence of their source of funds and proof of their identity and address to the selling agent. This is required via original or certified documents.