



LANARK ROAD

Juniper Green, Edinburgh EH14



AN IMPRESSIVE AND ELEGANTLY RENOVATED DETACHED VILLA

In a prestigious Edinburgh location

		
6	4	5
		EPC
Double		E

Local Authority: The City of Edinburgh Council
Council Tax band: H
Tenure: Freehold

Offers Over: £1,350,000



DESCRIPTION

Occupying a commanding and highly desirable position on Lanark Road, this impressive detached villa offers a superb fusion of period charm and contemporary design. Meticulously refurbished by the current owners and thoughtfully extended under the direction of renowned architect Lorn MacNeal, the property now presents as a refined and beautifully balanced family home.

Extending to over 4,400 square feet, the accommodation is arranged over four floors, with a well-considered layout that effortlessly blends generous, sociable living areas with quieter, more private spaces. At the heart of the home lies a beautifully designed kitchen and breakfast room, flowing into a striking family room with floor-to-ceiling windows that frames views across the landscaped rear garden. A series of elegant reception rooms— including a formal drawing room and an atmospheric dining area—have been sympathetically restored, retaining period features while incorporating modern comforts to a high standard.





The principal bedroom suite is a standout feature, comprising a luxurious en suite by Fired Earth, a dressing room, and a bespoke walk-in wardrobe. Five further bedrooms are positioned across the upper levels, providing excellent family accommodation alongside flexible space for working from home, guests, or creative use.





To the rear, the garden has been professionally landscaped to create a stylish yet low-maintenance setting for both relaxation and entertaining. A handcrafted Fuego clay oven takes pride of place in the outdoor kitchen area, while the newly constructed detached garage offers ample storage, attic space, and is equipped with EV charger-ready electrics. The gated front driveway benefits from a fully remote-controlled turntable—a rare and innovative feature that ensures ease of access.

Further highlights include a well-appointed utility room, cellar, home gym, and generous storage throughout, making this an exceptionally practical yet refined family residence.

Lanark Road represents a rare opportunity to acquire a substantial and sensitively modernised period home within easy reach of Edinburgh’s leading schools, green spaces, and transport links—offering the very best of traditional elegance and modern family living.



LOCATION

Lanark Road lies within the sought-after Juniper Green area of Edinburgh, a long-established residential neighbourhood located approximately four miles southwest of the city centre. The location offers excellent accessibility to Edinburgh Park, the City Bypass, Edinburgh Airport, and the wider Central Scotland motorway network.

Residents enjoy a variety of leisure facilities in the vicinity, including a range of bars and restaurants, several golf courses, and scenic walks such as the Water of Leith walkway. Bloomiehall Park, featuring a children’s play area, along with Juniper Green Tennis Club and Baberton Golf Course, are all within easy walking distance.

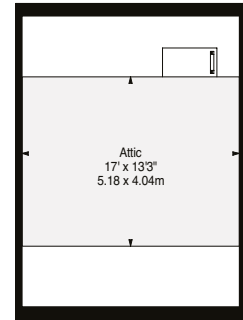
Education is well catered for locally, with the highly regarded Juniper Green Primary School just a short walk away and Currie High School easily reached by bus. The area is also within reach of many of Edinburgh’s top private schools, including Merchiston Castle School, George Watson’s College, Mary Erskine and Stewart’s Melville, St George’s School, Fettes College, and Edinburgh Academy. Clifton Hall and Cargilfield Preparatory Schools are also accessible on the western side of the city.

Regular bus services provide convenient links to the city centre and surrounding areas. The location is particularly well-placed for swift access to the city bypass, Edinburgh Airport, the Forth Road Bridge, and Heriot-Watt University.

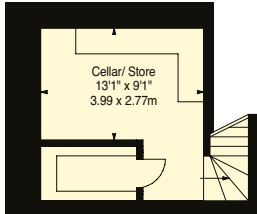
Nearby Colinton Village offers a wide range of local amenities, including shops, restaurants, a bank, and a Post Office. The surrounding natural beauty of the Pentland Hills and the Water of Leith also provides a wealth of picturesque walking routes.



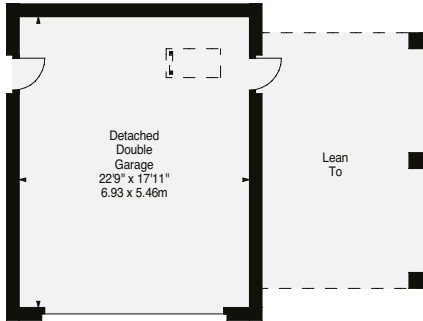
- Reception
- Bedroom
- Bathroom
- Kitchen/Utility
- Storage
- Outside



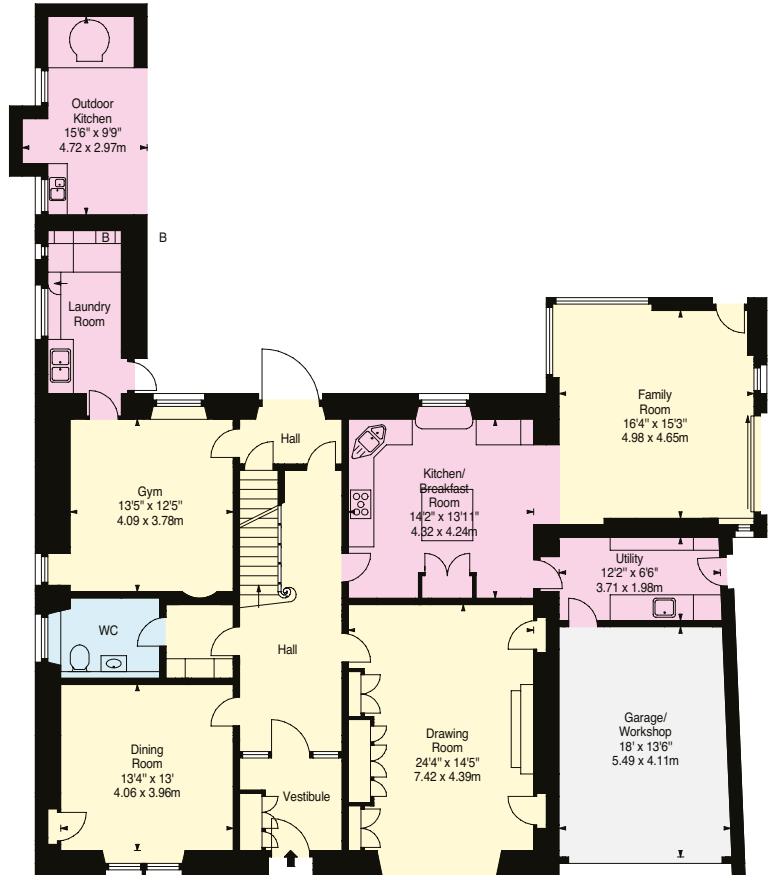
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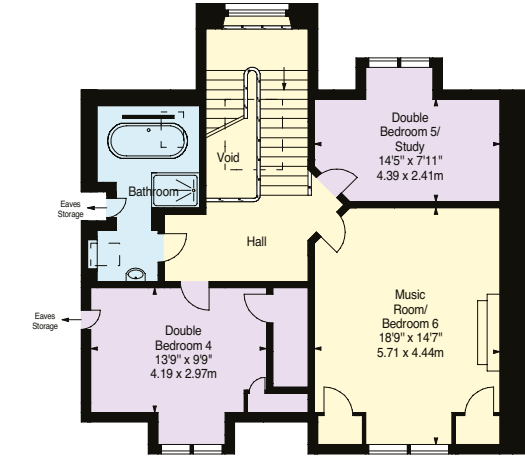
Lower Ground Floor



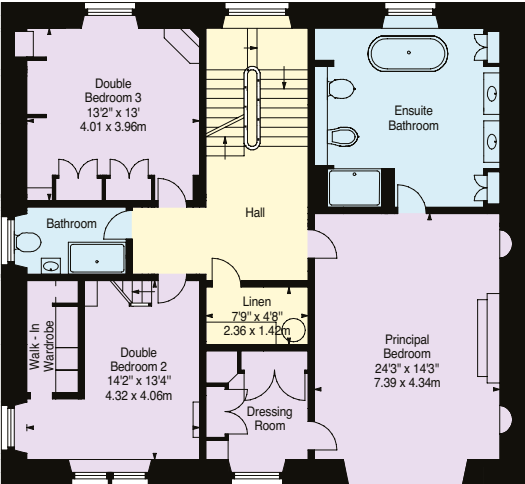
Ground Floor



Ground Floor



Second Floor



First Floor

Approximate Gross Internal Area
4166 Sq Ft - 387.02 Sq M
Garage/Workshop: 236 Sq Ft - 21.92 Sq M
Detached Double Garage & Attic: 635 Sq Ft - 58.99 Sq M
Store & Outdoor Kitchen: 176 Sq Ft - 16.35 Sq M
Total: 5213 Sq Ft - 484.29 Sq M

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

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I would be delighted
to tell you more.

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