



42 Jordan Lane

Morningside, Edinburgh, EH10 4QY



VMH ESTATE AGENTS



Superb 2 bedroom main door flat located in the desirable residential area of Morningside

- Sitting room with bay window
- Kitchen/dining room
- 2 double bedrooms
- Boxroom/study
- Bathroom
- Charming period features
- Highly sought after residential area
- Shared garden to the rear
- Permit parking
- Gas central heating & double glazing



Offers Over: £385,000

EPC Rating: C

Council Tax: D

Tenure: Freehold

Further information can be found in the home report.

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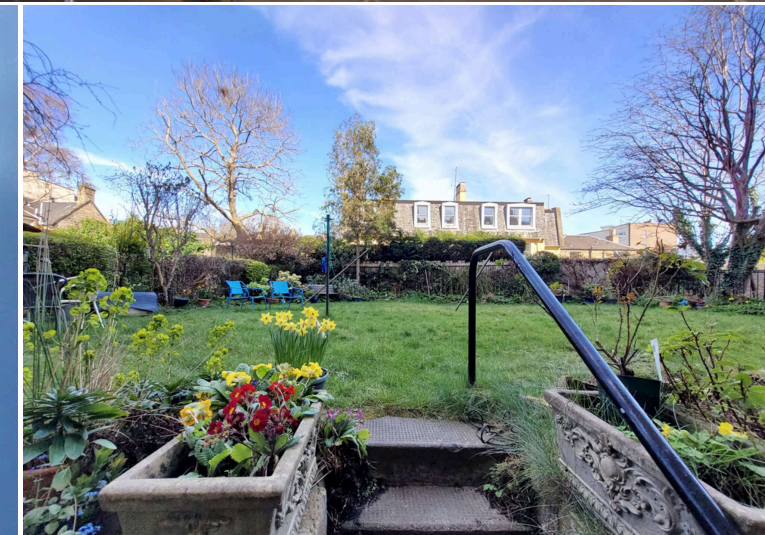
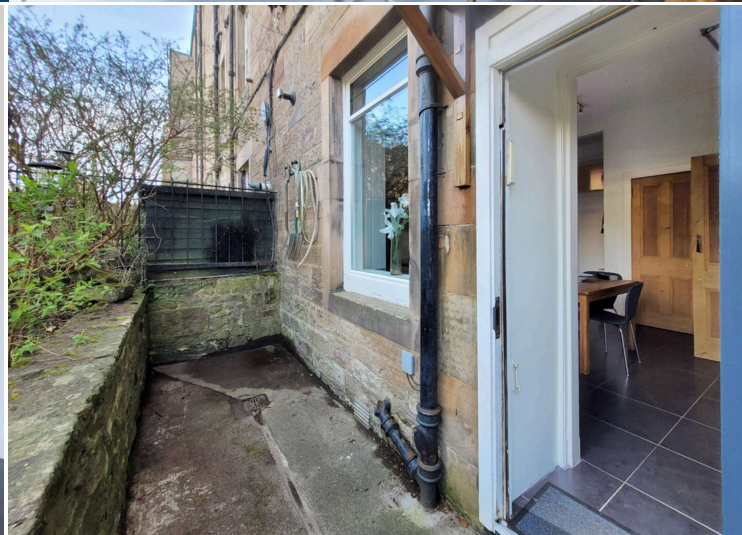
About the Property

Located in the highly sought after residential area of Morningside, this delightful 2 bedroom main door flat benefits from direct access from the kitchen/dining room to a lovely shared garden to the rear. The property lies within close walking distance of a variety of amenities whilst being positioned on a peaceful residential street.

The interior of the property is bright and well proportioned throughout and complemented by charming period features such as stripped and varnished floorboards, decorative cornicing, fireplaces and original Terrazzo tiling in the vestibule.

Extras

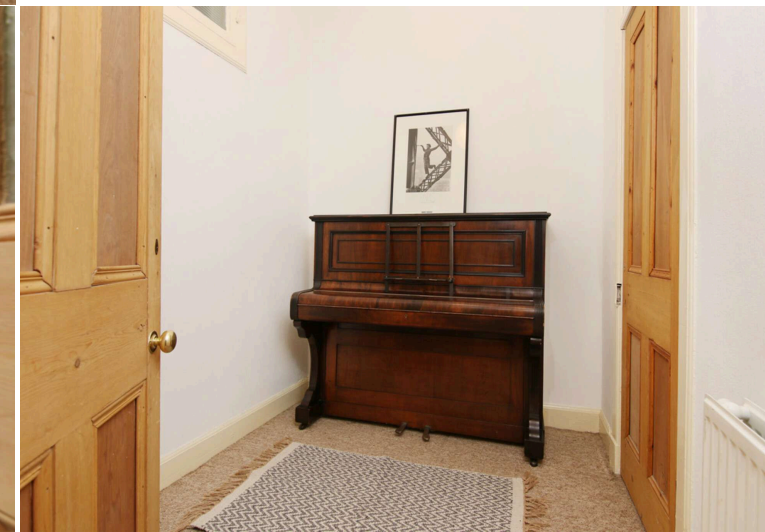
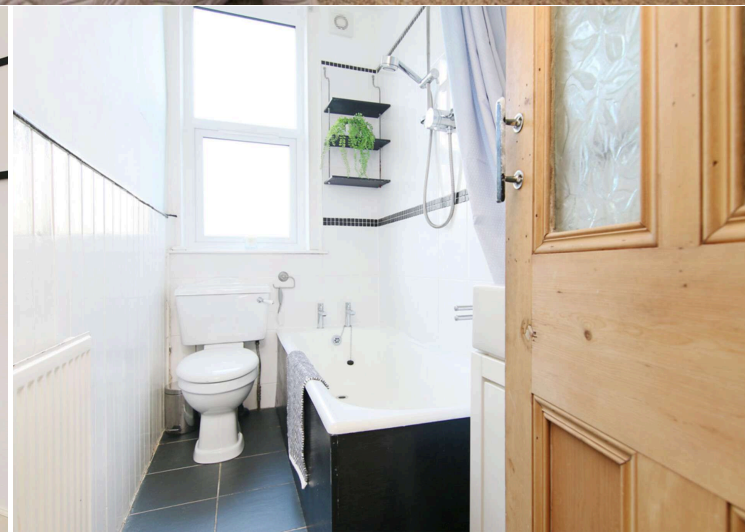
To include all fitted carpets and fitted floor coverings, light fittings, curtains gas hob, cooker hood, electric oven, fridge/freezer, dishwasher and washing machine.





Location

Morningside is one of Edinburgh's most sought-after residential districts lying approximately 2 miles to the south of the city centre. It offers an excellent range of amenities with fashionable bars, restaurants, banks and convenience and speciality shops. For larger shopping requirements, there is a Waitrose and Marks & Spencer Food Hall. Morningside is also conveniently situated for Edinburgh University and Napier University. Recreational spaces in the area include the Meadows, which has excellent tennis courts, and Bruntsfield Links with a pitch and putt. The open spaces of Blackford Hill and Hermitage of Braid are also close by. Edinburgh city centre can be reached on foot in under 30 minutes and there is a fantastic range of bus services on Morningside Road. Excellent schooling is represented in both the state and private sector.



Total Area: 87.7 m² ... 944.0 ft²

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All measurements are approximate and for display purposes only





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Although every attempt has been taken to ensure accuracy, the details within the brochure are not guaranteed or warranted and will not form part of any future contract to buy.