



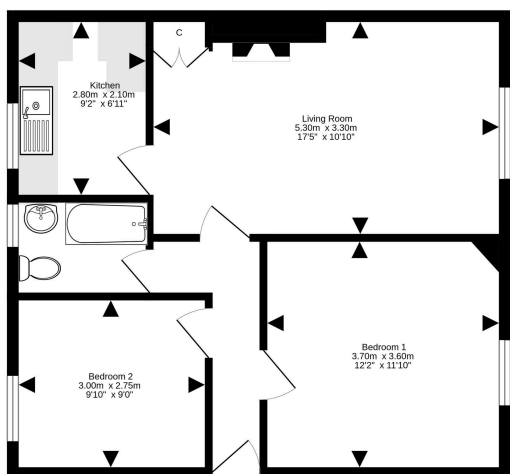
21 1F2 Hutchison Loan
EDINBURGH
EH14 1QF



Features

In Need of Modernisation
First Floor
2 Bedrooms
Private Section of Garden
Shared Drying Green
On Street Parking

Now in need of modernisation, this two bed, first floor flat in Chesser which has excellent local amenities and efficient transport links to the city centre, would be ideal for the young professional or buy to let investor. The accommodation comprises; hallway; generously proportioned living/dining room with a feature fireplace and storage cupboard; kitchen off with a range of base and wall mounted units, two double bedrooms; the family bathroom completes the accommodation. Outside there is a communal drying green and private section of garden and also ample on street parking.



For details of the total internal floor area, please refer to the property's Home Report. This plan is for information purposes only and should not be used as a basis for any transaction.



Extras

Please note that this property is sold as seen. No warranties or guarantees will be provided with regard to the working condition of any of the appliances, systems or services.

AS Anderson
Strathern

Find out more

0131 270 7777

andersonstrathern.co.uk/residential-property-service/

Notes

Prospective purchasers are advised to have their interest noted through their solicitor as soon as possible in order that they may be informed in the event of an early closing date being set for receipt of offers. Offers should be faxed to 0131 270 7778 in the first instance. The seller shall not be bound to accept the highest or any offer. These particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. Only offers using the Combines Standard Clauses will be considered. Offers received not using these clauses will be responded to by their deletion of the non-standard Clause and replaced with the Combines Standard Clauses.

Follow us on Twitter
@Residential_AS

espc

EDINBURGH

58 Morrison Street
Edinburgh
EH3 8BP
T+ 44 (0)131 270 7777

GLASGOW

George House
50 George Square
Glasgow G2 1EH
T+ 44 (0)141 242 6060

EAST LOTHIAN

14 Court Street
Haddington
EH41 3JA
T+ 44 (0)1620 82 2127

SHETLAND

Nordhus
North Ness Business Park
ZE1 0LZ
T+ 44 (0)1595 69 5262