



54 Pilrig Street

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LEITH

EDINBURGH

EH6 5AS

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Home
SALES & LETTINGS



54



Part of a traditional
townhouse on Pilrig Street,
Leith.

A Solid Investment in
Edinburgh's Heart

Welcome to an exciting
opportunity to own a period
home in the vibrant Leith
area. This property occupies
the ground and first floor
levels and is ready for
refurbishment, offering
immense potential to become
a beautiful family home.





Classic Period Features

This house is built to last, with period features that add character. Large sash and case windows let in plenty of natural light, showcasing high ceilings and ornate cornices typical of its era.



Bright Interiors

The light-filled rooms are spacious and inviting. With a thoughtful redesign, these areas can be transformed into expansive living spaces while retaining their classic charm.





Outdoor Spaces

The property boasts a south-facing rear garden, perfect for outdoor dining, gardening, or relaxation. Additionally, there is a reasonable sized front garden that enhances the overall curb appeal of the property.

Convenient Location

Pilrig Street is just over a mile from Princes Street, offering easy access to the city centre. The area is well-served by shops and eateries on nearby Leith Walk and Canonmills.

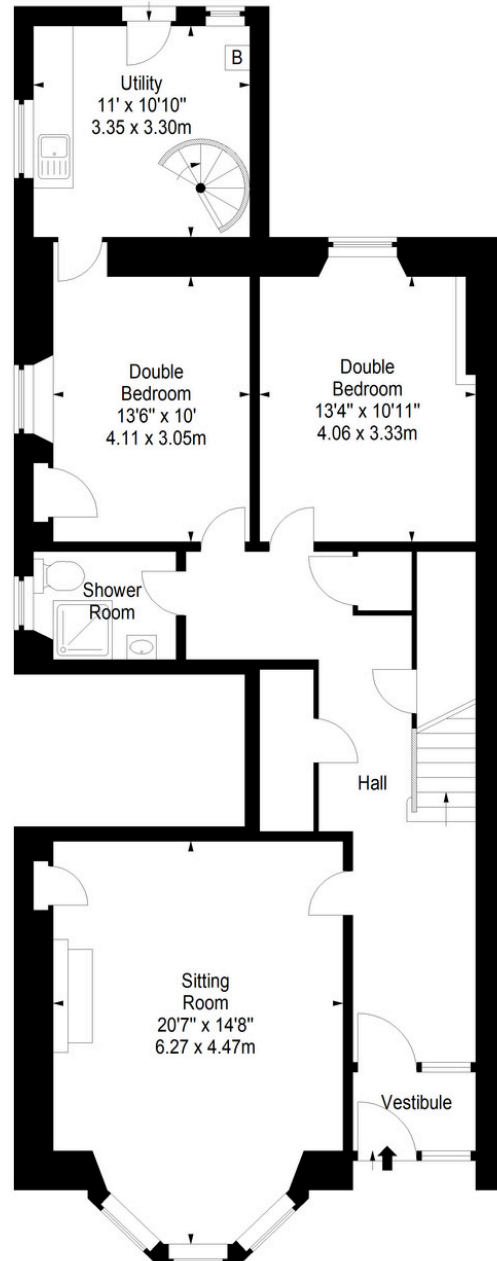
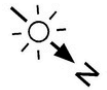


FLOOR PLAN

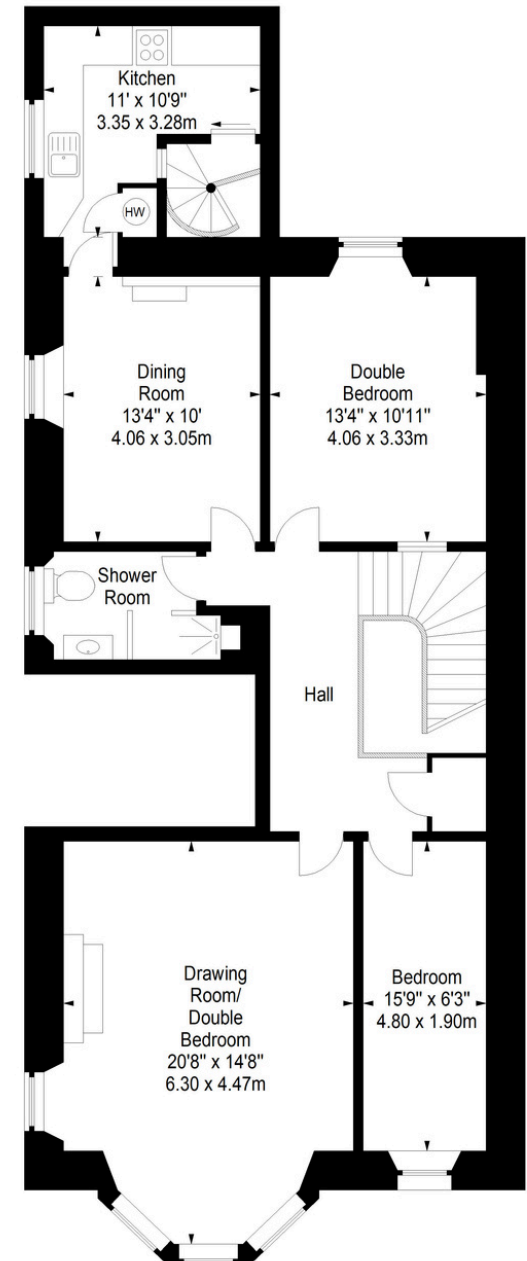
Pilrig Street,
Edinburgh, EH6 5AS



Approx. Gross Internal Area
2096 Sq Ft - 194.72 Sq M
For identification only. Not to scale.
© SquareFoot 2024



Ground Floor



First Floor

EXTERNAL







Embrace the opportunity to craft your dream home in one of Edinburgh's most sought-after locations. This Pilrig Street property awaits your creative touch to transform it into a masterpiece of modern living with historical charm.



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