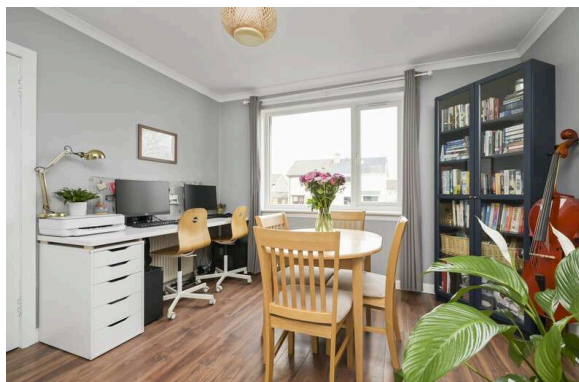




10 Palmer Road
CURRIE | EDINBURGH | EH14 5QJ


warners
solicitors & estate agents



10 Palmer Road

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Beautifully presented, two-bedroom terraced property offering well-planned accommodation over two levels and boasting a private, south-facing rear garden.

This charming home has been well maintained and tastefully decorated throughout and is presented to the market in move in condition. On the ground level, the spacious living room is flooded with an abundance of natural light and makes an excellent space for relaxing or entertaining guests. Just off this lies the contemporary kitchen from which access is provided to the south-facing rear garden, ideal for enjoying the best of the summer weather.

On the upper floor, both bedrooms are of a good size, with both benefiting from built-in cupboard storage, and a modern family bathroom completes the accommodation internally. Situated in the popular village of Currie just outside Edinburgh just a short walk from Curriehill train station, early viewing is highly recommended to appreciate everything that this home has to offer.

- Two-bedroom terraced home
- Popular location
- Living room
- Kitchen
- Two double bedrooms with built-in cupboard storage
- Family bathroom
- Double glazing
- Gas central heating
- Front & rear garden

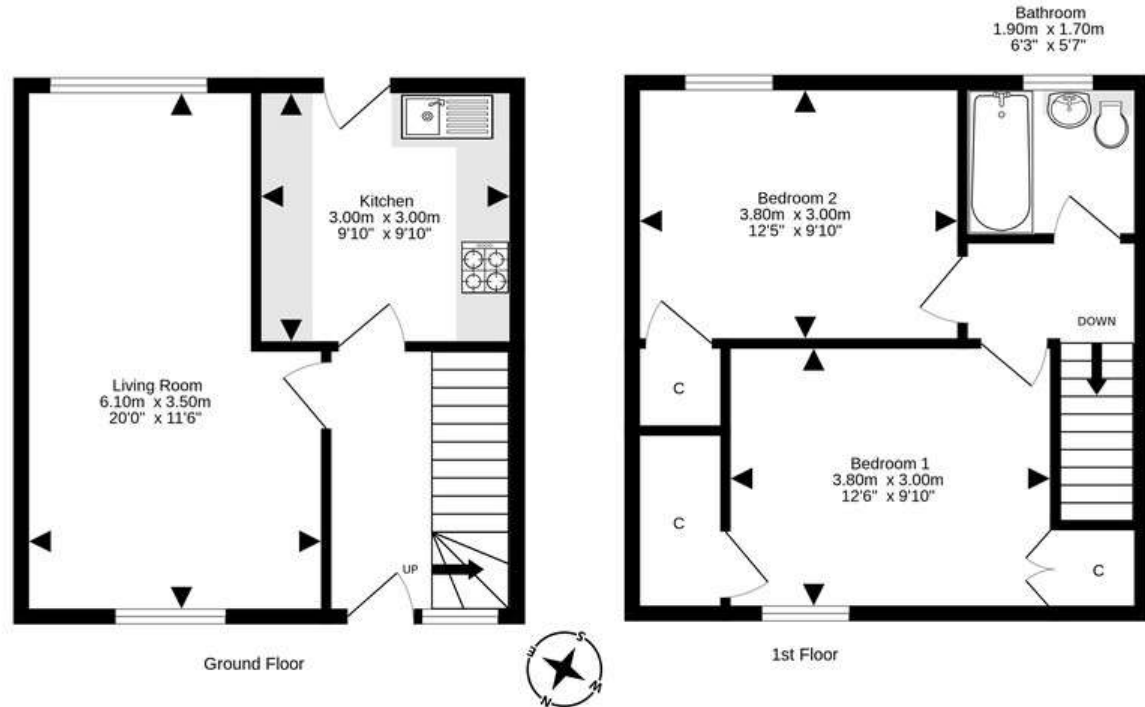
PRICE & VIEWING: Please refer to our website, www.warnersllp.com or call us on 0131 667 0232.



Included in the sale of the property are the white good, curtains and blinds, other items are available with separate negotiation. Please be advised the fridge freezer comes with no guarantees. EPC: C

Nestling beneath the Pentland Hills on the outskirts of Edinburgh, Currie is ideally located for access to both the City Centre and City Bypass, which links with the major motorway networks. Public transport, including a local railway station, provides regular services into the city centre and surrounding areas. There are many local shops including a Post Office and banking facilities with The Gyle Shopping Centre just a short drive away. Highly regarded schooling from nursery to secondary is within the vicinity. A variety of recreational facilities are available and country walks may be enjoyed in and around the area including the Water of Leith Walkway/Cycle Path.





For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser.
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