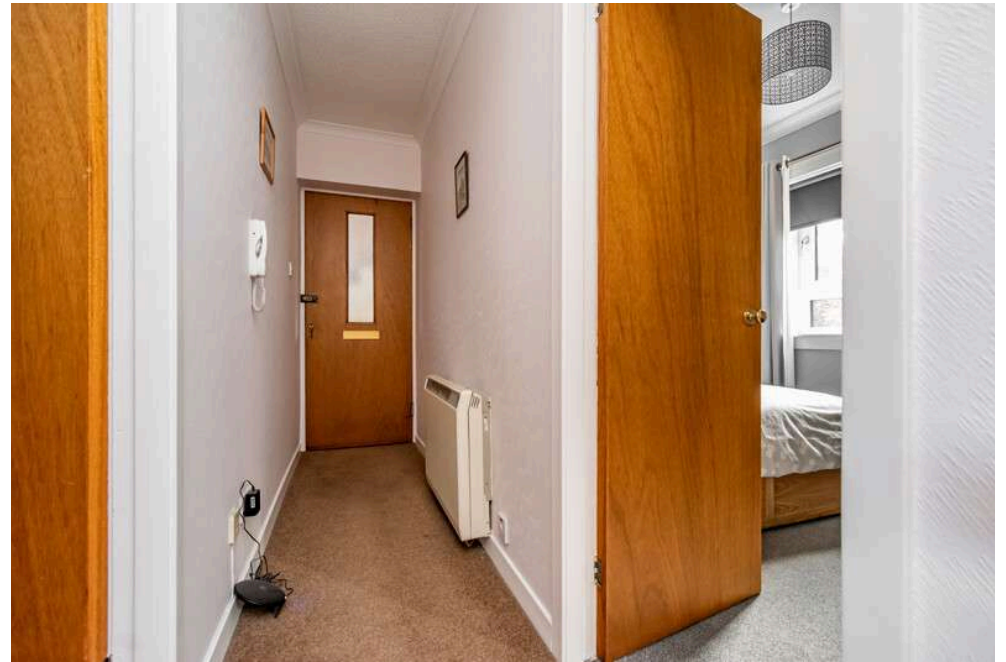


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15/3 Westbank Place,
Portobello, Edinburgh,
EH15 1UD

- Excellent first floor flat
- Move in condition
- Part of a popular modern development only a short walk from shops, buses, Esplanade, beach
- Unallocated residents parking
- Communal landscaped gardens
- Sitting room
- Lovely kitchen with appliances
- 2 bedrooms
- Stylish shower room
- Electric heating
- Double glazing
- Entryphone

Offers Over : £195,000

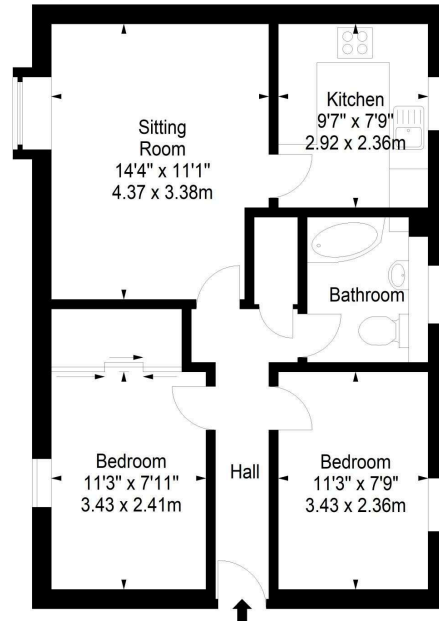
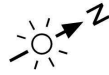




Westbank Place,
Edinburgh,
Midlothian, EH15 1UD



Approx. Gross Internal Area
572 Sq Ft - 53.14 Sq M
For identification only. Not to scale.
© SquareFoot 2024



First Floor

21 York Place, Edinburgh, EH1 3EN

Tel: 0131 555 2999

Fax: 0131 555 5450

camsmith.co.uk

+ Extras
The fitted carpets, blinds, curtains & kitchen white goods are included. No warranty is given regarding the services, systems or any appliances

Buses
Portobello High Street – 12, 19, 21, 26, 49, N26, X26

Shops
Portobello High Street, ALDI, Asda at Milton Link, Fort Kinnaird Retail Park

Schools
Towerbank PS, St Johns RC PS, Portobello High, Holy Rood RC HS

Parking
Unallocated resident's parking

Council Tax Band – C

EPC – D

Factor
James Gibb – approx. £30–£40 per quarter to cover maintenance of communal gardens

Viewing
Telephone Campbell Smith on 0131 555 2999

DISCLAIMER

While our sales particulars are believed to be accurate and reliable, no guarantee is given as to their correctness or accuracy, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the information. The mention of any appliances and/or services in these details does not imply that these are in full and efficient working order. All measurements are taken using a sonic measuring tape and are therefore approximate sizes only.

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