



10/6 Oxgangs Crescent
OXGANGS | EDINBURGH | EH13 9HH


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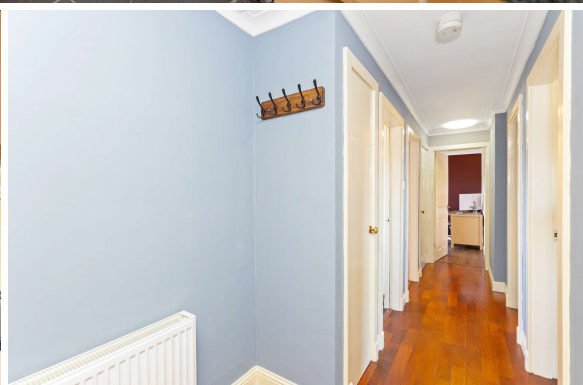
Set on a quiet street, moments from excellent amenities, quick transport links and vast open green spaces is this spacious top floor apartment. Boasting panoramic views, a well-kept communal garden, ample external storage, a balcony, gas central heating and double glazing this property would make an ideal buy in a tranquil, yet well-connected location.

The accommodation comprises a welcoming entrance hallway with two deep storage cupboards, a bright lounge with generous dining space, feature fireplace and a balcony with far reaching views, a contemporary kitchen with attractive units and range cooker, two well-proportioned double bedrooms and the flat is completed by a stylish shower room.

- Immaculate and spacious top floor apartment
- Quiet green setting close to excellent amenities
- Well-kept communal garden
- Welcoming hallway with excellent storage
- Bright lounge with balcony and dining space
- Contemporary kitchen with sleek units
- Two large double bedrooms
- Stylish shower room
- Gas central heating and double glazing

Energy Rating C, Council Tax Band B.

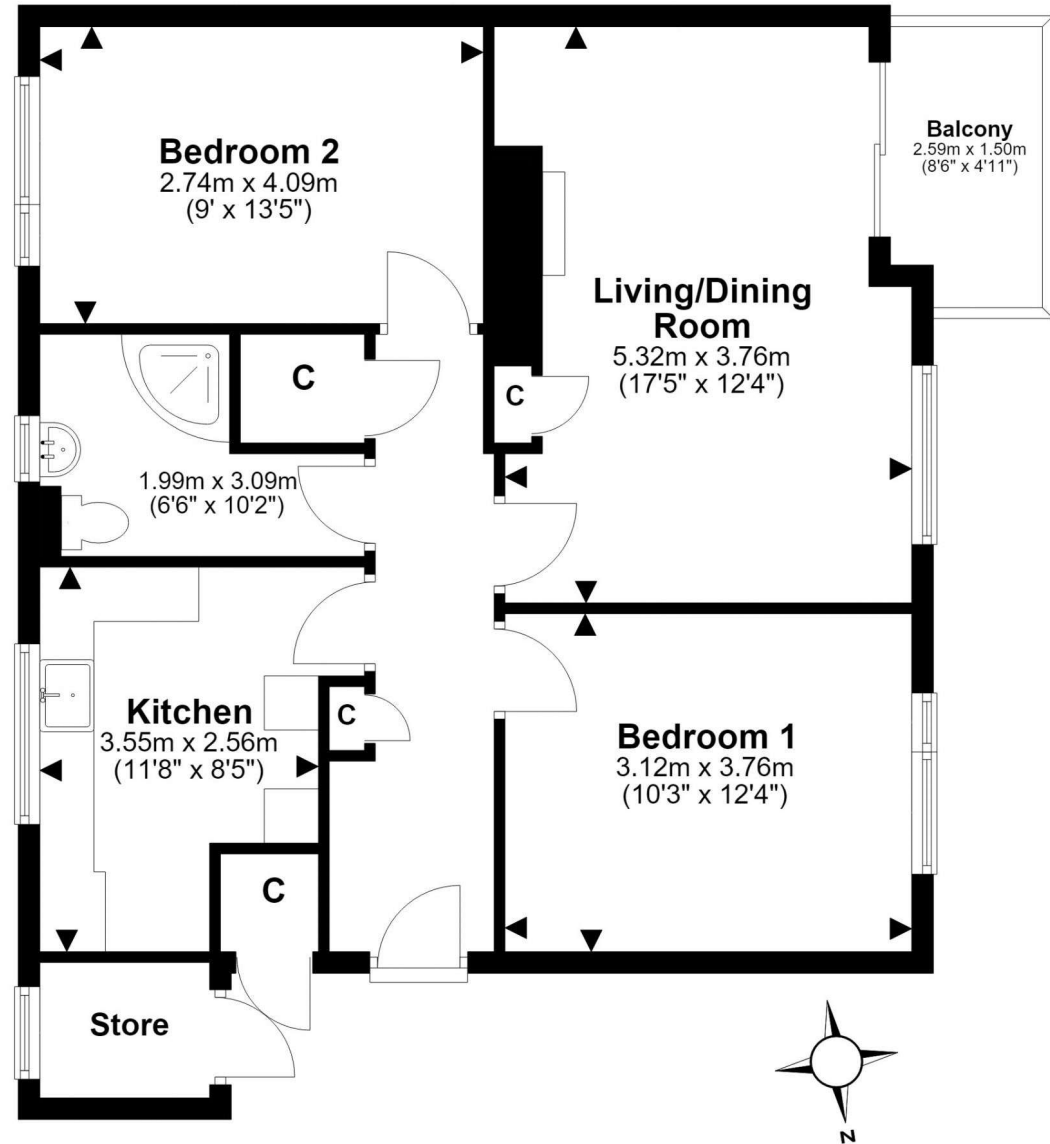
PRICE & VIEWING: Please refer to our website, www.warnersllp.com or call us on 0131 667 0232.



All fixtures, fittings, curtains, blinds, white goods, shelving in bedroom two and in external cupboard will be included in the sale.

Oxgangs is a popular sought-after suburb in south-west Edinburgh close to Colinton and Craiglockhart. A selection of local amenities cater for day to day requirements. Tesco, Morrisons and Aldi all have stores close at hand and there is a large library within the area. A more comprehensive range of shops and banking services is available at nearby Colinton Village and in Morningside. Schooling is well represented from nursery to senior level, with Napier University within easy reach for the more mature student. An efficient public transport network operates to most parts of the town and surrounding areas. The City Bypass and main motorway networks are also within easy reach.





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