



34/5 TORWOOD CRESCENT

South Gyle, Edinburgh, EH12 9GJ



1

Public Room



2

Bedroom



2

Bathroom

34/5 TORWOOD CRESCENT

Set within a well-connected contemporary development in South Gyle, this bright and spacious two-bedroom second-floor flat offers an appealing west Edinburgh base close to the Gyle, Edinburgh Park and Corstorphine, with local schools and excellent transport links nearby. The accommodation is arranged around a welcoming hallway and includes a generous living/dining room, a breakfast kitchen with white cabinetry and an included breakfast bar, two bedrooms, a bathroom and a separate en-suite shower room. Double glazing and gas central heating add everyday comfort, while the development provides communal garden grounds and an unallocated residents' car park.

Extras: The white goods, breakfast bar and wardrobe in bedroom one are included in the sale.

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PROPERTY



RECEPTION ROOMS & LIVING SPACE





FEATURES

- Contemporary second-floor flat in South Gyle
- Part of a modern development
- Secure phone entry
- Entrance hallway with built-in storage
- Bright, spacious living/dining room
- Well-appointed breakfasting kitchen
- Two double bedrooms, one with wardrobe
- En-suite shower room
- Bathroom plus separate
- Communal garden grounds
- Unallocated residents' car park
- Gas central heating
- Double glazing





THE BEDROOMS & BATHROOMS

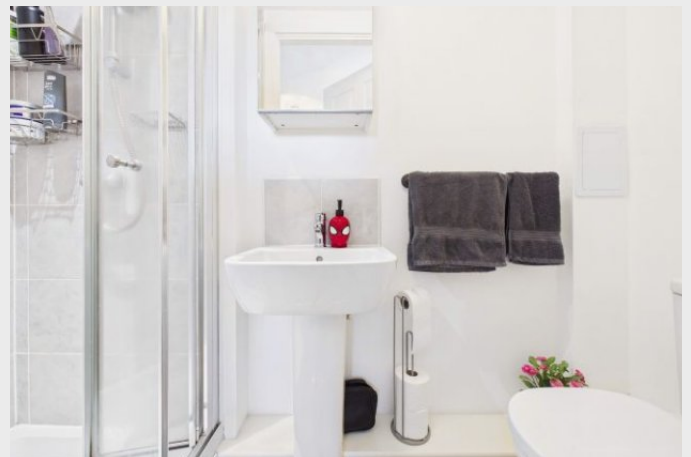


SOUTH GYLE

Lying west of Edinburgh city centre, thriving South Gyle is a popular choice for commuters travelling into the capital and beyond, due to its proximity to Edinburgh Airport and major road networks, and superb public transport links, including two train stations, the Edinburgh tramline, and a vast bus network.

Hugged by the Edinburgh Green Belt, South Gyle is home to a blend of leafy residential areas and prosperous business premises. The area is served by excellent shopping amenities too, particularly at the Gyle Shopping Centre, which hosts an array of high-street retailers and family restaurants, as well as major supermarkets. One of Edinburgh's largest public parks, Gyle Park offers breath-taking views of the city skyline, as well as fantastic outdoor recreational facilities, including sports pitches, an outdoor gym, and a skateboard/BMX park.

For those who prefer to exercise indoors, David Lloyd Edinburgh Corstorphine (also within Gyle Park) boasts a state-of-the-art gym, a pool and additional sport and fitness facilities. South Gyle provides local primary and secondary schooling and is well placed for excellent further and higher education, including Edinburgh College, Heriot-Watt University and Edinburgh Napier University.



VIEWING BY APPOINTMENT ONLY
WITH GILSON GRAY ON 0131 516 5366

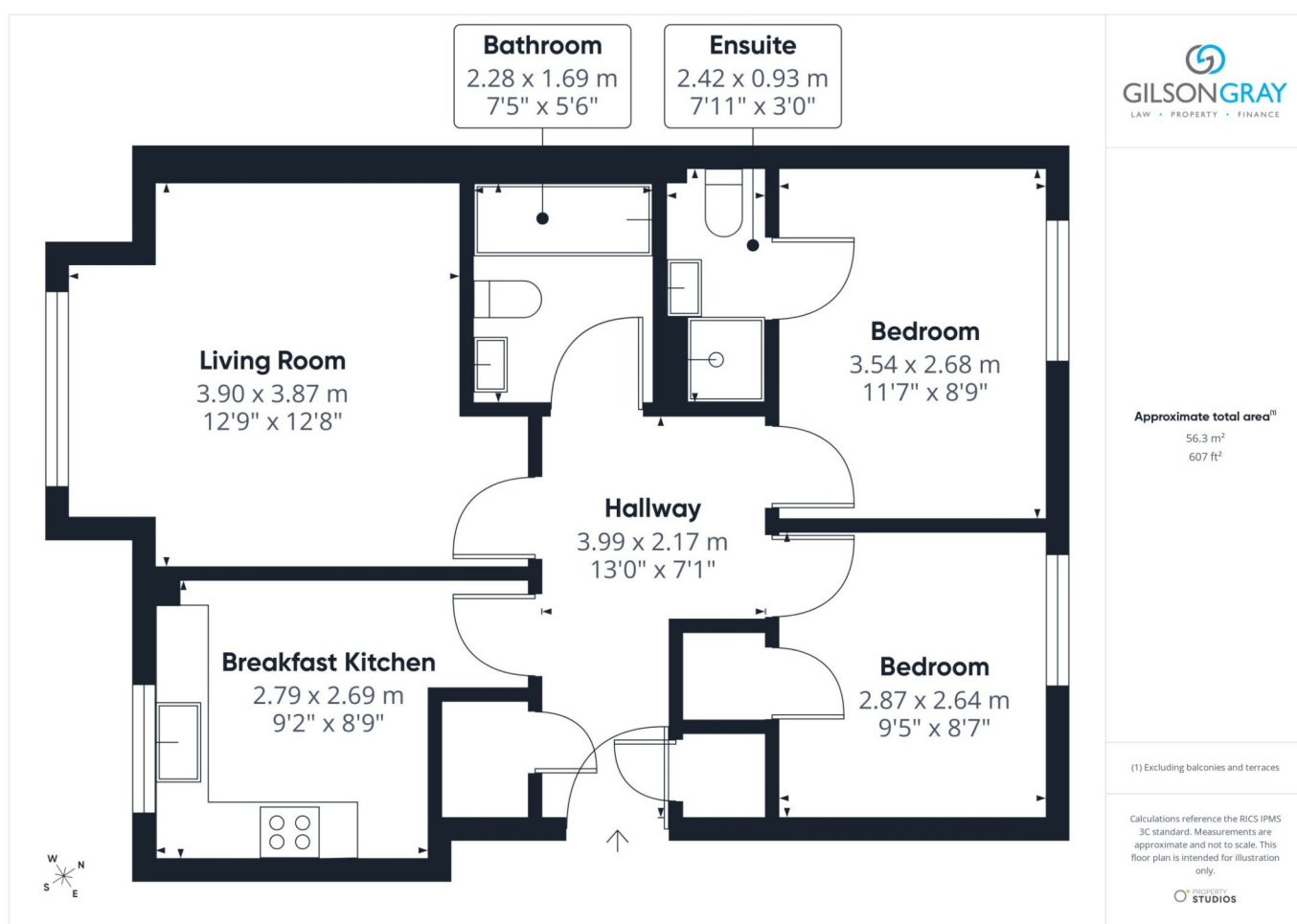
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