

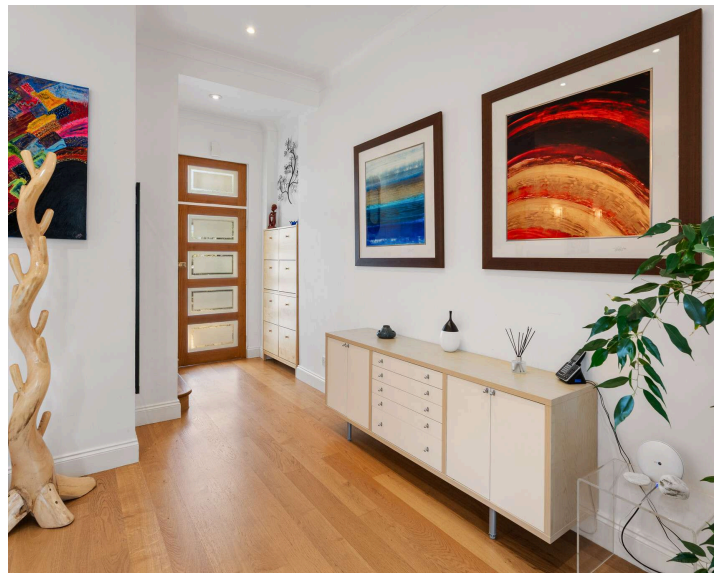


24 Carfrae Park

Blackhall, Edinburgh, EH4 3SN



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Stunning detached family home offering flexible accommodation in the Blackhall area.

- Open plan kitchen/dining/family room
- Sitting room
- Principal bedroom with dressing room
- 4 further double bedrooms
- Bathroom & shower room
- Flexible family accommodation
- Uniquely extended detached home
- Driveway, garage & utility room
- Views to Corstorphine hill
- Gas central heating & double glazing

Offers Over:

£925,000



Further information can be found in the home report.



“

Unique double height extension creating soaring, open space and striking natural light.

”



About the Property

Located in the highly sought after Blackhall area is this impressive, detached family home offering flexible accommodation throughout.

The hub of this home is a stunning open plan kitchen/dining/family room, with underfloor heating, within the double height extension to the rear. There are 5 generous double bedrooms, some of which could be used as additional living spaces if desired.

Private front and rear gardens with a stunning view of Corstorphine Hill complete this fantastic home.

Extras

To include all fitted floor coverings, carpets, curtains, curtain poles & blinds in addition to the white goods within the kitchen & utility room - double oven, hob, cooker hood, dishwasher, washing machine, tumble dryer, fridge & freezer.





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📍 Location

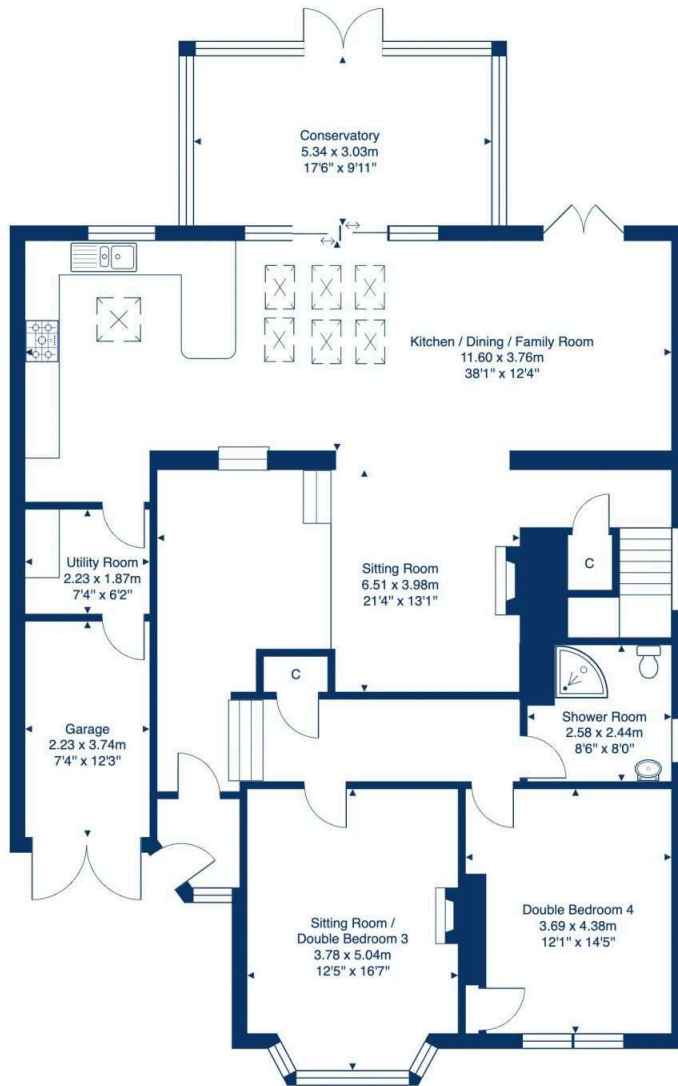
Hugged by large green areas of natural beauty is Blackhall, a tranquil, sought-after suburb situated only a few miles away from the bustling city centre with excellent local amenities, schools, and outdoor pursuits. Nearby Craigmile Retail Park houses high-street stores and major supermarkets, whilst Blackhall and the surrounding area offers a range of independent outlets, cafés, pubs, takeaways and restaurants, and a library. The area is renowned for its excellent private and state schools at primary and secondary level and enjoying the outdoors and staying fit could not be easier with the scenic leafy spaces of Ravelston Park, Ravelston Wood and Corstorphine Hill. Ravelston and Murrayfield golf courses and Murrayfield Stadium offers a wealth of activities, sports clubs, events, and fixtures. The area is conveniently situated for commuting to the city centre, nearby Edinburgh airport and the motorway network. Excellent public transport is provided with regular day and bus night services.



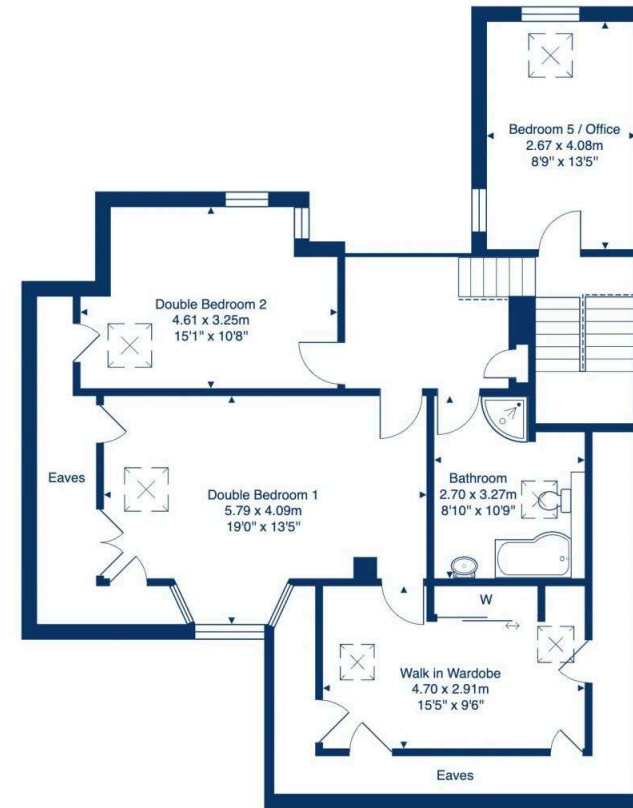


Floor Plan

24 Carfrae Park, Edinburgh, EH4 3SN



Ground Floor



First Floor

Total Area: 265.6 m² ... 2858 ft² (excluding garage)

All measurements are approximate and for display purposes only.





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The dimensions provided are for illustration purposes only; detailed measurements should be taken personally. No documentation will be exhibited in respect of the compliance or otherwise of replacement windows. Although every attempt has been taken to ensure accuracy, the details within the brochure are not guaranteed or warranted and will not form part of any future contract to buy.