



14 Flat 7 Bangholm Terrace, Edinburgh,
EH3

REVERE

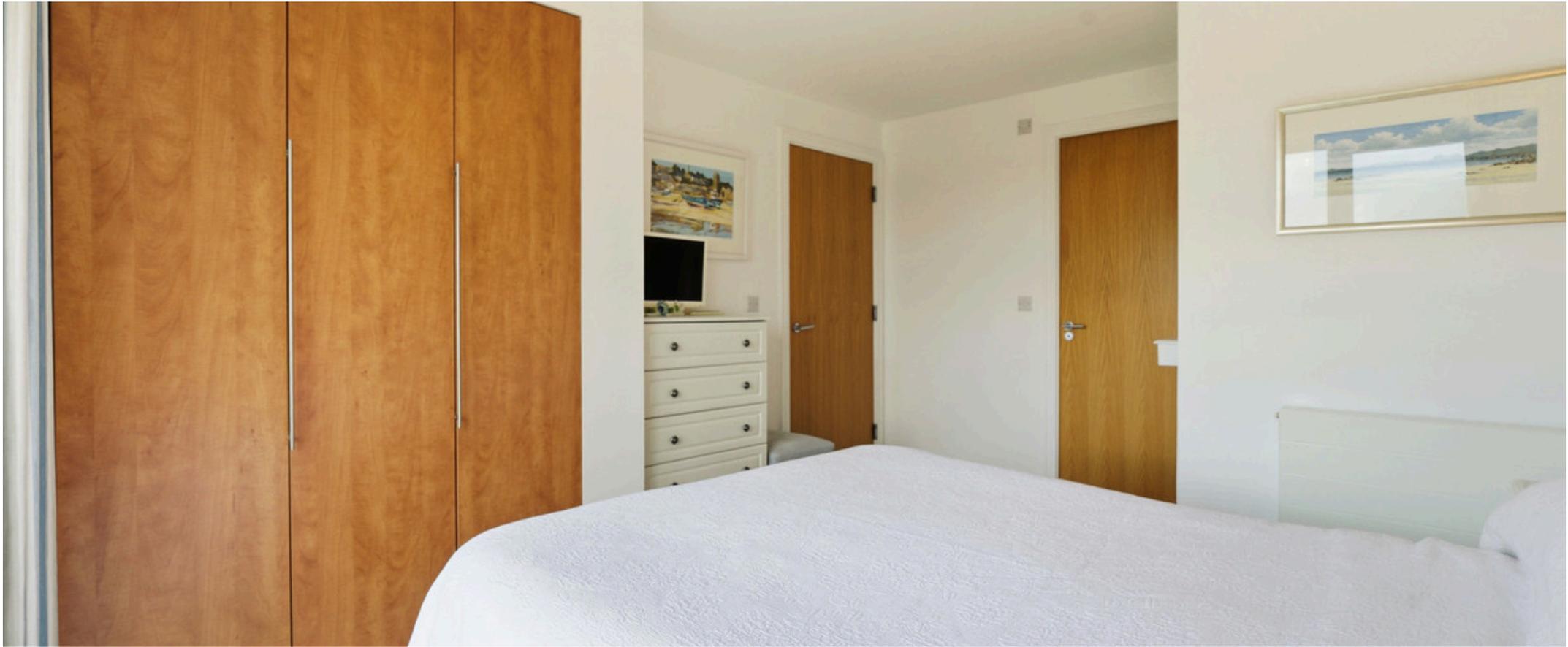
Key Features

- Highly Desirable Location
- Breathtaking Views Over City Centre
- Private Balcony
- Excellent Local Amenities
- Modern Convenience
- High Energy Efficiency



Set within a highly desirable Inverleith address, this modern third-floor apartment forms part of a secure, purpose-built development and enjoys elevated views across Edinburgh's city skyline.





Accessed via a well-maintained communal entrance with lift and entry phone system, the property opens into a welcoming hallway with excellent storage. The spacious open-plan living room and kitchen create a bright, contemporary setting, with direct access to a private balcony ideal for relaxing or entertaining.

There are two well-proportioned bedrooms, including a principal bedroom with en-suite shower room, alongside a modern family bathroom fitted with a three-piece suite. The living area and second bedroom have been thoughtfully enlarged, enhancing the overall sense of space.

Further benefits include gas-fired central heating with a recently installed boiler, a high level of energy efficiency, resident permit parking, and the rare advantage of a private single garage. Residents also enjoy access to a well-kept communal garden.

Positioned north of the city centre, the property is moments from Goldenacre Playing Fields and within easy reach of the Royal Botanic Garden, Stockbridge, and an excellent range of local amenities.

To arrange a viewing, please get in touch with a member of Team Revere today.



REVERE HOME

14/7 BANGHOLM TERRACE, EDINBURGH, EH3 5QN
NOT TO SCALE - FOR ILLUSTRATIVE PURPOSES ONLY
APPROXIMATE GROSS INTERNAL FLOOR AREA 1137 SQ FT / 105.6 SQ M
All measurements and fixtures including doors and windows are approximate and should be independently verified.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A	83	85
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current
Very environmentally friendly - lower CO ₂ emissions		
(92+)	A	85
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		EU Directive 2006/102/EC

Tenure Type: Freehold
Council Tax Band: G
Council Authority:

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