



24 Telford Road

Blackhall, Edinburgh, EH4 2BA



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4 bedroom detached bungalow offering flexible family accommodation in Blackhall

- Sitting room
 - Breakfasting kitchen
 - Dining room/double bedroom 1
 - 3 further double bedrooms
 - Family bathroom with 5 piece suite
 - Front & rear gardens
 - Garage & external storage sheds
 - In need of modernisation and upgrading
 - Flexible family accommodation
 - Gas central heating & double glazing
- Offers Over:

£550,000



Further information can be found in the home report.

About the Property

Situated in the popular Blackhall area of Edinburgh this 4 bed detached bungalow offers generous and flexible family accommodation.

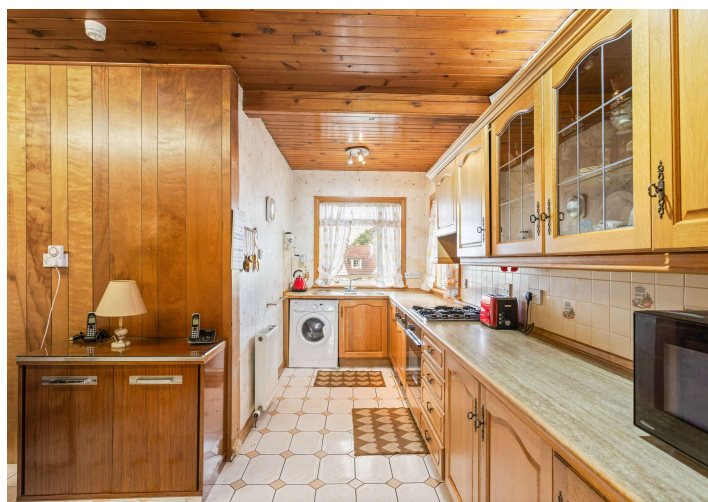
Internally the property requires a degree of modernisation, and has the opportunity to further extend subject to necessary planning permission and consents.

Spacious gardens surround the property with a single car garage to the rear accessed from Drylaw Grove.

Further benefits include gas central heating and double glazing.

Extras

To include all fitted carpets, curtains and curtain poles in addition to the white goods within the kitchen - oven, hob, fridge/freezer, washing machine & dishwasher. No guarantees or warranties will be provided in relation to



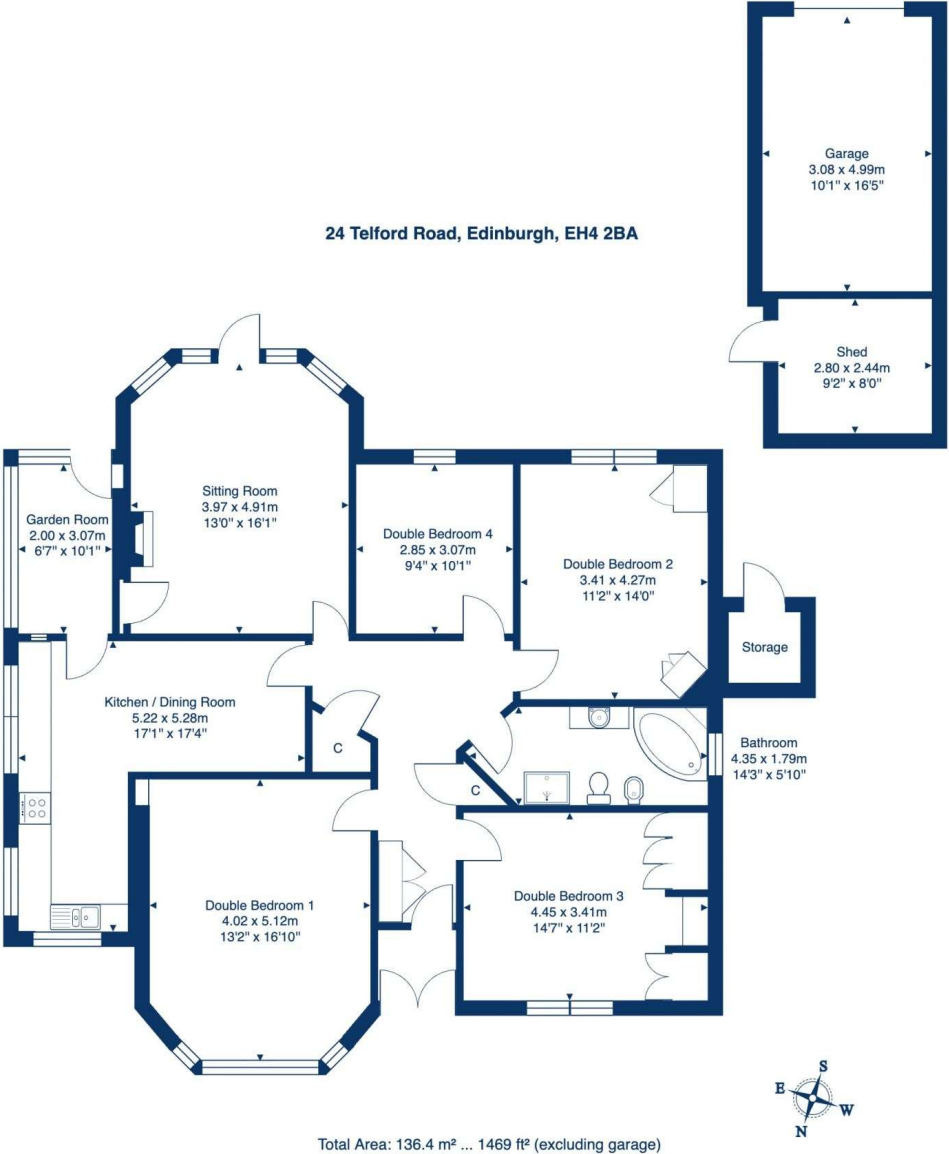


📍 Location

Blackhall is a popular residential area a few miles to the north-west of the city centre. The area has a range of excellent local amenities at Craighleith Retail Park, in addition to good local shops at Davidson's Mains. Corstorphine Hill is nearby and offers lovely walks, as are Blackhall Lawn Tennis Club and Blackhall Library. This area has excellent bus routes into the city centre and the city bypass and M8 are within close proximity giving access to the Edinburgh International Airport, the Queensferry Crossing and central motorway network. Excellent schools in both the state and private sectors are easily accessible.



Floor Plan





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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.