



135 Flat 1 Granton Road, Edinburgh,  
EH5

**REVERE**

# Key Features

- Prime Location
- Refurbished Modern Kitchen
- Updated Luxury Bathroom
- Traditional Character
- Efficient Heating System
- Outdoor Space



*Set within the highly sought-after district of Trinity, just north of Edinburgh city centre, this stunning first-floor flat forms part of a traditional stone tenement dating circa 1890, offering a superb blend of period character and contemporary luxury.*





Accessed via a well-maintained communal stair, the property opens into a welcoming hallway that leads to a bright and inviting living room, complete with a charming gas fire creating a warm focal point. The spacious kitchen and dining room has been recently refurbished to a high standard, featuring quality wall and base units and complemented by a separate utility room for added practicality.

The accommodation includes a generous double bedroom with excellent proportions, while a newly reconfigured bathroom provides a luxurious four-piece suite with a separate shower, finished to a modern specification.

Further benefits include gas-fired central heating powered by a combi boiler, ample storage throughout, and fresh decoration, ensuring the home is presented in true move-in condition.

Externally, residents enjoy access to a well-maintained communal rear garden, offering a peaceful outdoor retreat. The property is ideally positioned close to excellent local amenities, green spaces, and convenient transport links to the city centre, with unrestricted on-street parking available nearby.

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



