

KILGOUR

PROPERTY



19/3 Sandpiper Road, Edinburgh, EH6 4TR





- Living Room/Open Plan Kitchen
- 2 Bedrooms
- Bathroom
- Gas Central Heating
- Double Glazing
- Secure Communal Entry
- Underground Residents Parking
- Factor Fee – £130.00 pcm approx. at point of sale
- Council Tax – Band E
- EPC – Band B

Viewing by appointment through selling agent on 0131 273 5233

Description

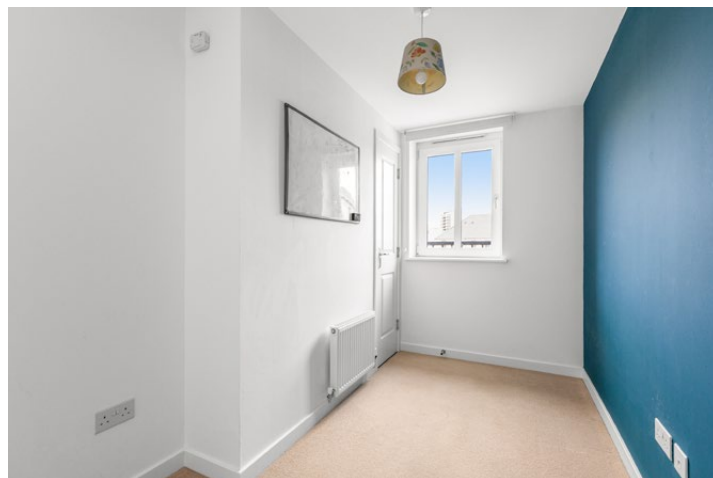
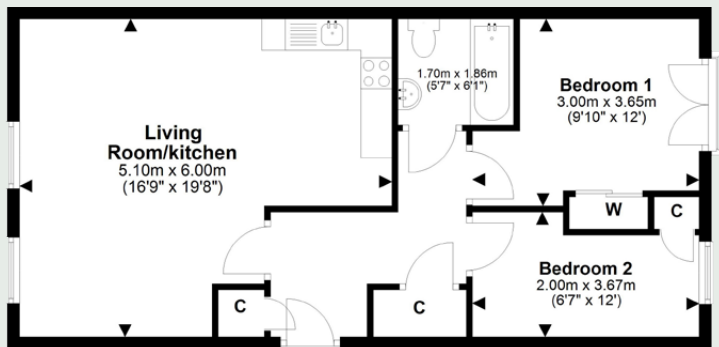
A bright and spacious modern apartment set in the ever popular Newhaven area which is close to the Shore and all the wonderful amenities that come with it. The property is very well placed for commuter also with excellent bus and tram services close by.

There is gas central heating and double glazing throughout and entrance into the building is gained via secure entry system.

Externally there are very well maintained communal gardens and grounds as well as underground parking.

Location

Newhaven lies to the north of Edinburgh city centre on the shore of the Firth of Forth. This district is now a popular neighbourhood with excellent local amenities and superb transport links by tram or bus to the city centre, airport and surrounding areas. Just a short walk to the harbour, this superb property is conveniently placed for an array of amenities including David Lloyd Leisure Centre and Asda supermarket. Close by, the Ocean Terminal offers high street named shops, restaurants and a multi-screen cinema. The popular restaurants at Newhaven Harbour offer everything from take away to fine dining with a selection of highly regarded coffee shops and cafes also available within easy walking distance. There are very good local schools within walking distance.



Living Room/Open plan Kitchen	16'9 X 19'8	5.10m X 6.00m
----------------------------------	-------------	---------------

Bedroom 1	9'10 x 12'0	3.00m X 3.65m
-----------	-------------	---------------

Bedroom 2	6'7 X 12'0	2.00m X 3.67m
-----------	------------	---------------

Bathroom	5'7 x 6'1	1.70m x 1.86m
----------	-----------	---------------







KILGOUR
PROPERTY

95 Clerk Street, Loanhead,
Midlothian EH20 9RE
enquiries@kilgourproperty.co.uk
0131 273 5233

kilgourproperty.co.uk

rightmove 

ZOOPLA

 OnTheMarket.com

 PrimeLocation