





Welcome

Welcome to Horne Terrace, situated within a traditional Edinburgh tenement in a sought-after location, this spacious three-bedroom top floor flat enjoys delightful open views across the city and offers an excellent opportunity for buyers seeking a home they can modernise to their own taste. Retaining the generous proportions and character typical of Edinburgh's period properties, the property would now benefit from some degree of modernisation, it presents an exciting opportunity to create a superb home in a highly desirable residential location. The generous room sizes, excellent natural light, and enviable top floor position combine to offer significant potential. Viewing is recommended

- Reception hallway
- Living room
- Kitchen
- Three bedrooms
- Modern bathroom
- Gas central heating
- Double glazing
- Permit and metered parking
- Shared gardens to the rear
- Secure entry system





Viewforth

Horne Terrace is a popular residential address situated in the heart of Edinburgh, offering easy access to an excellent range of local amenities, independent cafés, restaurants, and shops. The area is well served by regular public transport links to the city centre and surrounding districts, while nearby green spaces provide excellent opportunities for outdoor recreation. The property is conveniently located for a variety of well-regarded schools and benefits from easy access to Edinburgh's universities, hospitals, and the City Bypass, making it an ideal location for commuters.

Extras

The kitchen appliances, curtains and blinds are included in the sale.

Get in touch

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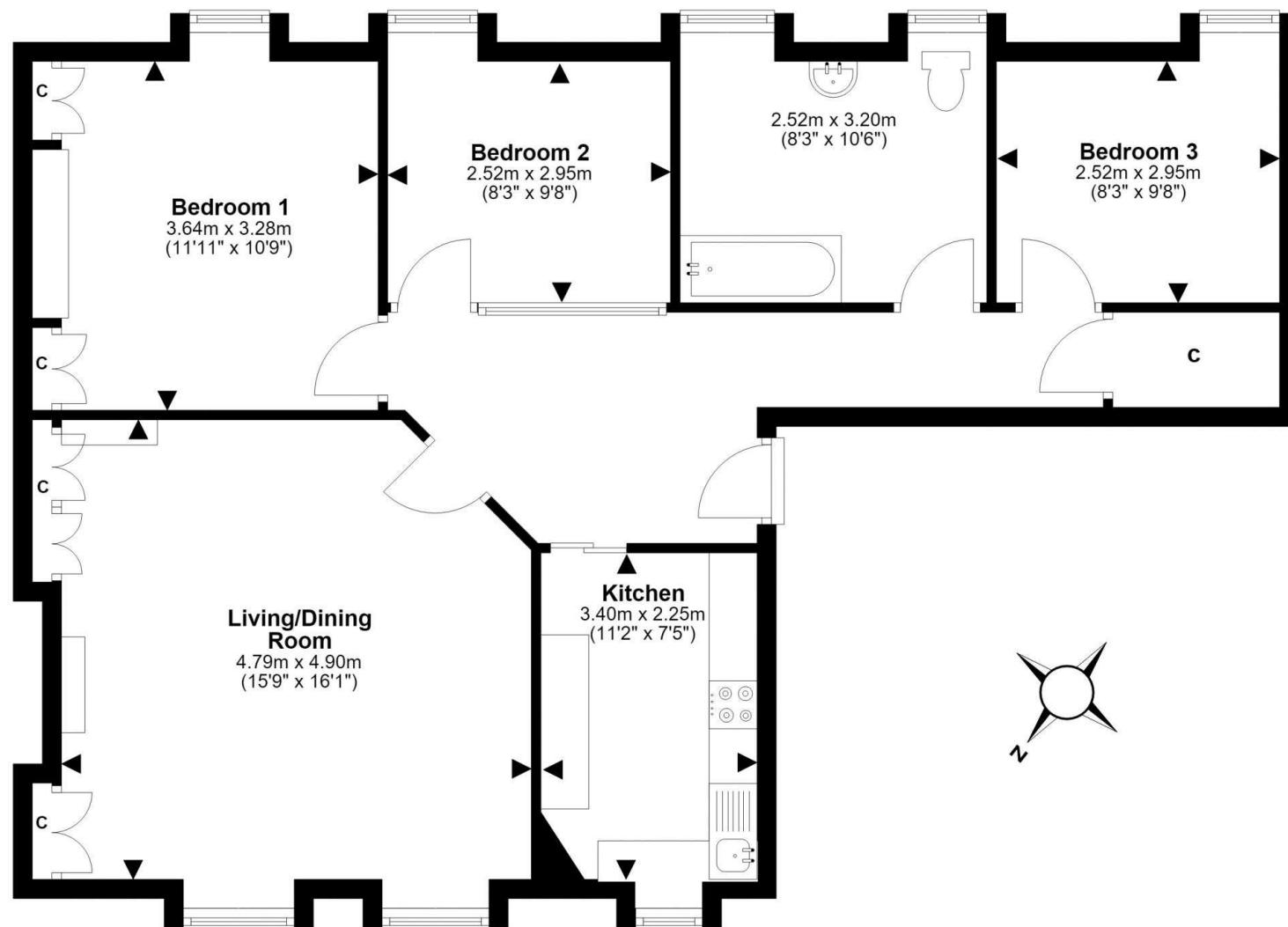
Bruntsfield Office:

103-105 Bruntsfield Place,
Edinburgh EH10 4EQ



CHARTERED FIRM

Disclaimer: Interested parties are advised to request their own solicitor to note interest with us as soon as possible after viewing. The Seller shall not be bound to accept the highest or any offer. These particulars do not form any contract, and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by sonic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. Only offers using the Combined Standard Clauses will be considered. Offers received not using these clauses will be responded to by deletion of the non-standard Clause and replaced with the Combined Standard Clauses. All systems, appliances or other moveable items included in the price, whether integrated or otherwise and the working order thereof are not warranted by the seller and are sold as seen. If the systems have been drained down or disconnected the seller will not be responsible for refilling the systems or reconnection of them.



This plan is for illustrative purposes only and should only be used as such by a prospective purchaser.
For details of the internal floor area, please refer to the Home Report.