

1 Bedroom Ground Floor Apartment 37/3 Pilrig Heights



Edinburgh



**Errita patapiscid Qui simo Oc-
cate**

**Ventius eos Siti ute rad ase Con-
sectecea**

SUBLINE - SMALL SUBLINE

Lorem ipsum dolor sit amet, con-
sectetuer adipiscing elit, sedim
diam nonummy nibh euismod Tin-
cidunt mut laoreet dolore magna

aliquam erat volutpat. Ut wisim
enim ad minim veniam, quis nos-
trud exerci tation ullam corper
suscipit lobortis nisl max aliquip
exon at conse quat.

Maurice Randall, Estate Agent Associate









Beautiful & Spacious, 1 Bedroom Apartment OFFERS OVER £180,000

PROPERTY DETAILS

Entrance Hall - The spacious hallway provides access to the lounge/diner, bedroom, kitchen and bathroom. Large storage cupboard and another which houses the boiler. Radiator and carpet flooring.

Lounge/Diner - Beautiful well proportioned spacious lounge/diner with double windows. Carpet flooring. Vertical gas central heated radiator. Curtains.

Kitchen - The kitchen is in excellent condition and is fitted with a selection of white base and wall mounted units with black marble effect worktops. Stainless steel sink and drainer. Under unit lighting. Induction hob and oven. Integrated fridge/freezer, washing machine and dishwasher. Laminate flooring.

Bedroom - The spacious double bedroom has a fitted wardrobe and additional built in storage space and also benefits from an en-suite shower room, carpet flooring and radiator. Window blind and curtains included in the sale.

En-suite - The fully tiled en-suite shower room is off the master bedroom, with ladder style radiator in chrome, WC and sink with fitted storage space. Laminate flooring.

Bathroom - This modern bathroom is fitted with a 3 piece suite, in white, comprising WC, wash hand basin with storage space and bath with overhead chrome shower. Tiled flooring and vertical radiator.

Outside - Factored development with gym and concierge service. Landscaped communal areas. Secure entry system. Private secure underground residents parking. Lift to all floors.



Contact us at **RE/MAX Property Marketing Centre 2**

Our RE/MAX hot air balloon flies above the crowd, we are the local experts. We know Edinburgh inside out, therefore you can contact us for any real estate interrogations. Are you looking for an organisation that is service-oriented? RE/MAX can help you take care of every step of a transaction: from the preparatory tips for home sales to the name plate for the buyer's new home. We are known for our famous claim: „Nobody in the world sells more real estate the RE/MAX“, let us prove it to you.

Marina Ferbej

Estate Agent

M 07740 985 812

T 0131 665 0707

F 0131 665 3707

E mferbej@remax-scotland.net

RE/MAX Property Marketing Centre Edinburgh

105a North High Street

Musselburgh EH21 6JE

www.remax-scotland.net/marina-ferbej

RE/MAX

Property Marketing Centre 2