

115/4 Hutchison Road,
Chesser EH14 1RE







A superb first floor flat with residents parking which is situated in quiet street in sought after and popular residential area

1 Bed | 1 Bath | 1 Reception

A superb first floor flat with residents parking which is situated in quiet street in sought after and popular residential area. The property is beautifully presented throughout and in brief accommodation comprises: secure shared entrance; hall with large storage cupboard; bright sitting room/dining room; separate modern fitted kitchen with appliances and window to the rear; well proportioned double bedroom and stylish shower room with large walk-in shower and window. The property benefits from electric heating and double glazing. There is residents parking to the rear and communal gardens.

Features

- Secure shared entrance
- Welcoming hall with excellent storage
- Spacious and bright sitting room/dining room
- Separate modern fitted kitchen with window
- Well proportioned double bedroom
- Stylish shower room
- Double glazing
- Electric heating
- Residents parking
- Communal gardens
- EPC Rating C

Offers Over £160,000

Hutchison Road,
Edinburgh,
Midlothian, EH14 1RE

SquareFoot

Approx. Gross Internal Area
409 Sq Ft - 38.00 Sq M
For identification only. Not to scale.
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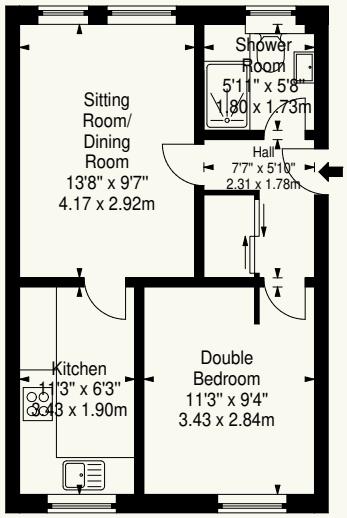
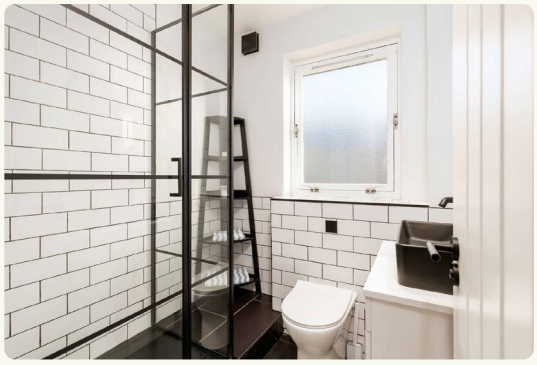


First Floor







Chesser is a popular and convenient area of the city, lying approximately 2 miles west of the city centre, to which there are excellent public transport services. Locally, there are a wealth of shops and services within a few minutes on foot. These include a 24 hour Asda, a large branch of Aldi, a Costa Coffee house and a Marks & Spencer Food Hall to name but a few. Both a Nuffield and a Pure Gym Health and Fitness Club, a bowling alley, 5-a-side football pitches and the Corn Exchange Exhibition and Entertainment Venue are also immediately to hand. The nearby and pleasant open spaces of Saughton Park with its Sports Complex, skate park, play park and rose garden offer plenty of opportunities to enjoy the open air, and there are several local access points to the city's cycle path network and delightful leafy riverbank walks by the Water of Leith. Craiglockhart Dell and the Union canal towpath are also within close proximity. The city by-pass, Edinburgh International Airport and the central motorway network are readily accessible.

FOR VIEWING:

Sunday, 2:00pm - 4:00pm or by appointment

Contact Lindsays on:

0131 229 4040 edinburghproperty@lindsays.co.uk property.lindsays.co.uk

Prospective purchasers are requested to note formal interest with Lindsays as soon as possible after viewing in order that they may be informed of any closing date. The sellers reserve the right to sell without imposing a closing date and do not bind themselves to accept the highest offer or any offer. No warranty will be given for any appliances included in the sale. These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. Dimensions are approximate.