



6/6, Dicksonfield
Leith, Edinburgh
EH7 5ND



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Please contact us for
more information:

0131 555 7055
property@watermans.co.uk



Summary

Set in sought-after Leith, this two-bedroom, two-bathroom first-floor flat is immaculately presented with freshly decorated, contemporary interiors. The flat comprises a living/dining room with sunny natural light from a large bay window, a stylish kitchen with stylish white cabinets, contemporary splashbacks and neatly integrated appliances, two spacious double bedrooms, both with built-in wardrobes, an en-suite shower room featuring a toilet, a storage-set washbasin, and a walk-in shower enclosure and a family bathroom. Furthermore, the property is part of a popular residential development, offering well-maintained garden grounds and a private car park with two parking permits. The property benefits from access to local bus services and tram services, located within a 1-and 4-minute walk, respectively.

Extras: included in the sale are the integrated kitchen appliances, fitted floor coverings and some window coverings.

Features

- First-floor flat in sought-after Leith
- Part of an established development
- Attractive, modern interiors
- Secure entry system with lift
- Entrance hall with storage
- Sunny bay windowed living/dining room
- Well-appointed, fully integrated kitchen
- Main bedroom with en-suite and built-in wardrobe
- West-facing wardrobed second bedroom
- Family bathroom with overhead shower
- Well-maintained communal garden
- Private parking with two permits
- Gas central heating and double glazing



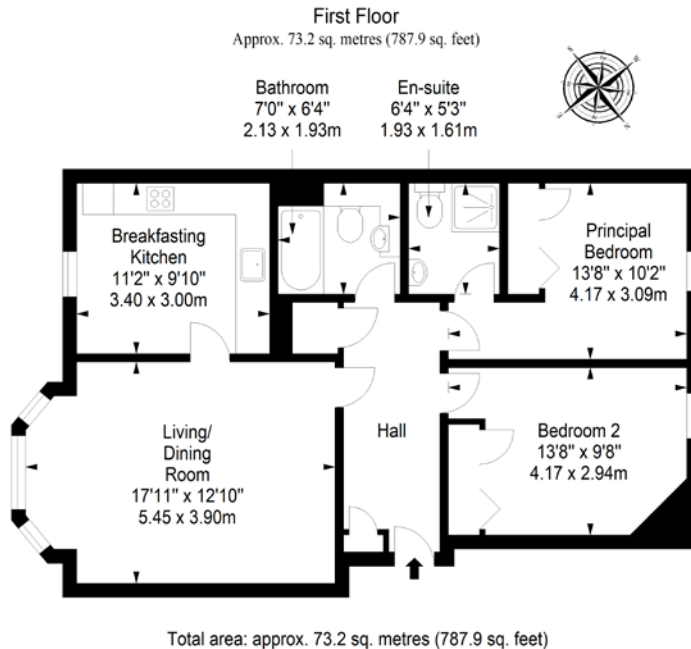








Floorplan



EPC Rating - C | Council tax band - E | Home report Value - £265,000



Price & Viewings

Please refer to our website
www.watermans.co.uk

Edinburgh

5-10 Dock Place, Leith, EH6 6LU
0131 555 7055
property@watermans.co.uk

Glasgow

193 Bath Street, Glasgow, G2 4HU
0141 483 8325
westcoast@watermans.co.uk



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