



30 Winton Terrace, Fairmilehead, Edinburgh, EH10 7AP, Edinburgh, EH10 7AP, Fairmilehead, Edinburgh South

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Closing Date: 24 Feb 2017 11:00 Boyd Legal are delighted to present to the market this fabulous detached villa, in excellent decorative order throughout and located in the highly sought after area of Fairmilehead. The property comprises; a welcoming reception hallway, downstairs cloak room/wc, an attractive, light and spacious bay windowed lounge with feature fireplace with open access to the dining area, a modern fitted kitchen, study room and conservatory which is located to the rear. A carpeted staircase leads to the upper level with three spacious double bedrooms all with storage and a modern family bathroom with separate shower cubicle. The property benefits from gas central heating and double glazing throughout. Externally there are private garden areas to the front, side and rear, with a double driveway leading to the garage. There is unrestricted on street parking available within the development. This property will appeal to a variety of buyers and viewing is highly recommended to fully appreciated the standard of accommodation that is on offer.

BASE INFORMATION:

Rooms	: 3
Bed	: 3