

156/1 Ferry Road

EDINBURGH, EH6 4NX

Approximate Dimensions (Taken from the widest point)

Living Room 4.20m (13'9") x 3.75m (12'4")

Kitchen 3.13m (10'3") x 1.64m (5'5")

Bedroom 1 3.78m (12'5") x 3.13m (10'3")

Bedroom 2 2.77m (9'1") x 2.04m (6'8")

Bathroom 2.22m (7'3") x 1.79m (5'10")

Gross internal floor area (m²): 63m²

EPC Rating: C

