



# 8/7 Coxfield

GORGIE, EDINBURGH, EH11 2SY

Approximate Dimensions  
(Taken from the widest point)

Lounge	4.34m (14'3") x 3.17m (10'5")
Kitchen	3.62m (11'11") x 2.00m (6'7")
Bedroom	3.61m (11'10") x 2.96m (9'9")
Bathroom	1.99m (6'6") x 1.97m (6'6")

Gross internal floor area (m<sup>2</sup>): 40m<sup>2</sup>

EPC Rating: D