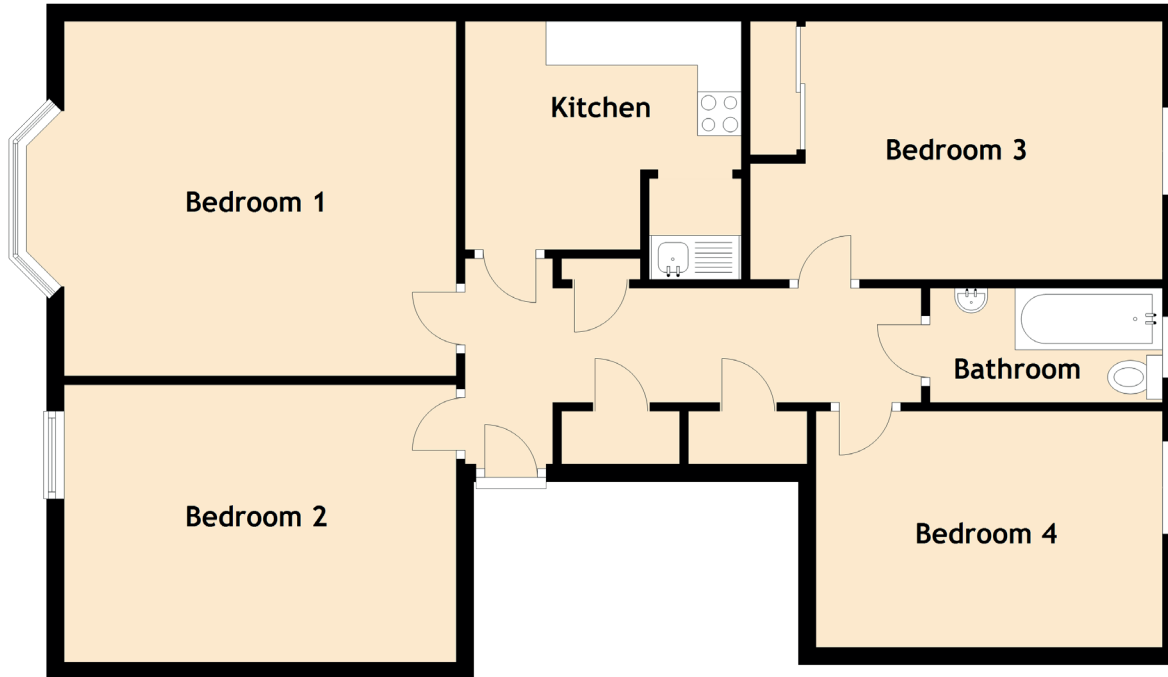


5, 2F1 Roseneath Street

EDINBURGH, EH9 1JH



Approximate Dimensions
(Taken from the widest point)

Kitchen	3.15m (10'4") x 2.94m (9'8")
Bedroom 1	4.47m (14'8") x 4.04m (13'3")
Bedroom 2	4.53m (14'10") x 3.16m (10'4")
Bedroom 3	4.70m (15'5") x 3.01m (9'11")
Bedroom 4	3.95m (13') x 2.69m (8'10")
Bathroom	2.65m (8'8") x 1.30m (4'3")

Gross internal floor area (m²): 90m²

EPC Rating: C