



Approximate Dimensions (Taken from the widest point)

Lounge/Bedroom	6.40m (21') x 3.10m (10'2")
Kitchen	3.20m (10'6") x 1.60m (5'3")
Bathroom	2.00m (6'7") x 1.60m (5'3")

Gross internal floor area (m²): 71m² | EPC Rating: D

74/1 Mortonhall Park Crescent

MORTONHALL, EDINBURGH, EH17 8SX