

149/10 Buccleuch Street

NEWINGTON, EDINBURGH, EH8 9NE

Approximate Dimensions (Taken from the widest point)

Open Plan Living	5.32m (17'5") x 3.70m (12'2")
Bedroom 1	4.65m (15'3") x 3.67m (12')
Bedroom 2	3.05m (10') x 1.47m (4'10")
Shower Room	2.34m (7'8") x 1.70m (5'7")

Gross internal floor area (m²): 52m²

EPC Rating: D

Extras (Included in the sale): Integrated appliances, fridge freezer, washing machine and custom made blinds.

