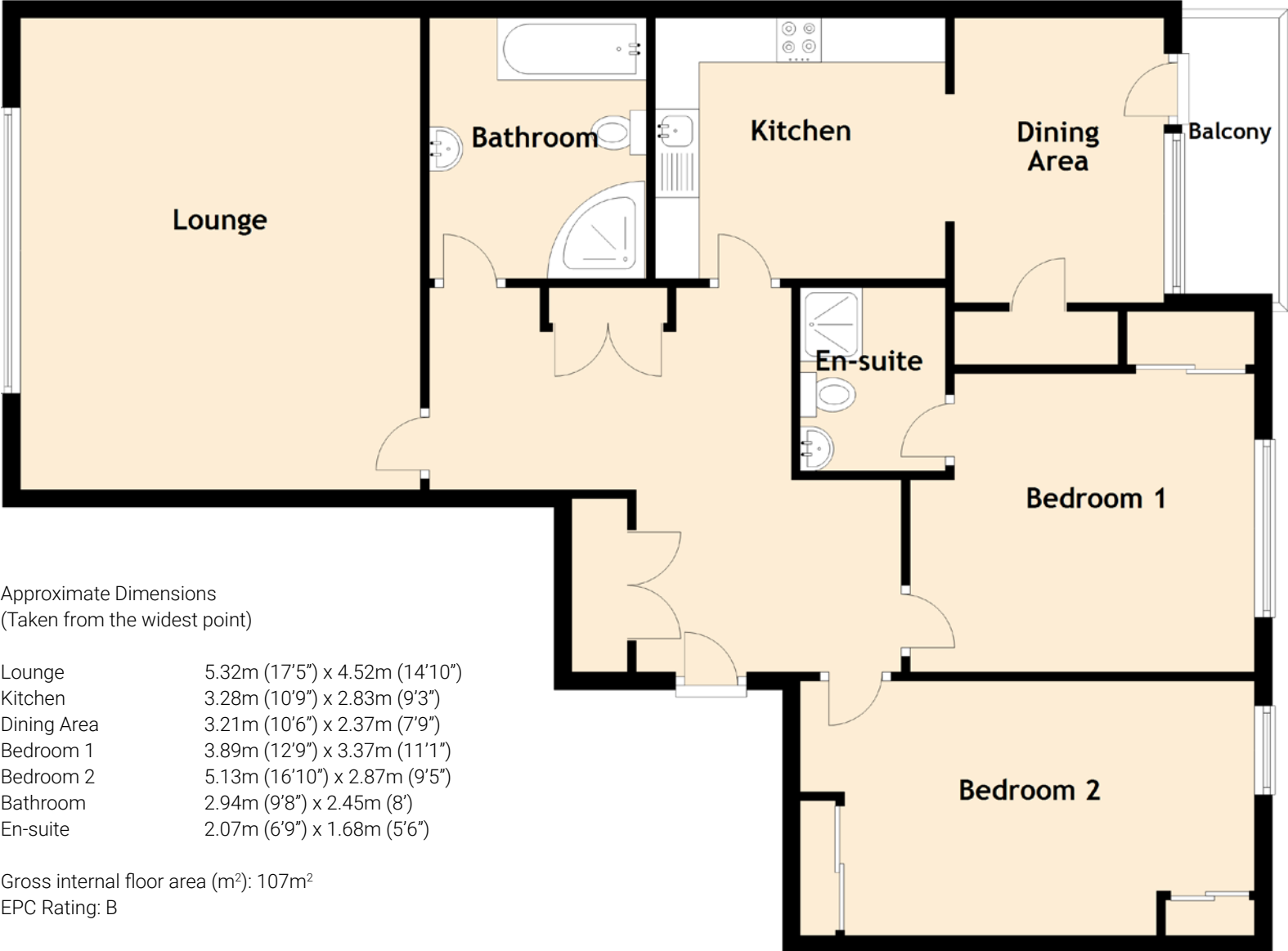


# 2/18 Western Harbour Breakwater

NEWHAVEN, EDINBURGH, EH6 6PA



Approximate Dimensions  
(Taken from the widest point)

Lounge	5.32m (17'5") x 4.52m (14'10")
Kitchen	3.28m (10'9") x 2.83m (9'3")
Dining Area	3.21m (10'6") x 2.37m (7'9")
Bedroom 1	3.89m (12'9") x 3.37m (11'1")
Bedroom 2	5.13m (16'10") x 2.87m (9'5")
Bathroom	2.94m (9'8") x 2.45m (8')
En-suite	2.07m (6'9") x 1.68m (5'6")

Gross internal floor area (m<sup>2</sup>): 107m<sup>2</sup>

EPC Rating: B