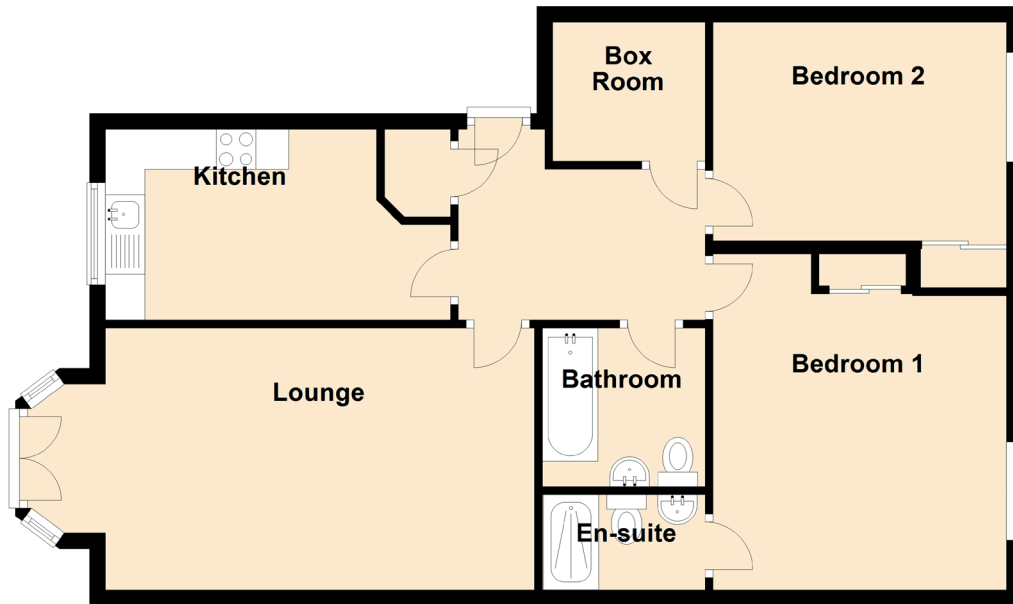


# 29/5 West Bryson Road

EDINBURGH, EH11 1BN



Approximate Dimensions (Taken from the widest point)

Lounge	6.46m (21'2") x 3.30m (10'10")
Kitchen	4.35m (14'3") x 2.40m (7'10")
Bedroom 1	4.23m (13'11") x 3.70m (12'2")
En-suite	2.05m (6'9") x 1.20m (3'11")
Bedroom 2	3.70m (12'2") x 2.82m (9'3")
Box Room	1.92m (6'4") x 1.75m (5'9")
Bathroom	2.05m (6'9") x 1.85m (6'1")

Gross internal floor area (m<sup>2</sup>): 76m<sup>2</sup>

EPC Rating: C