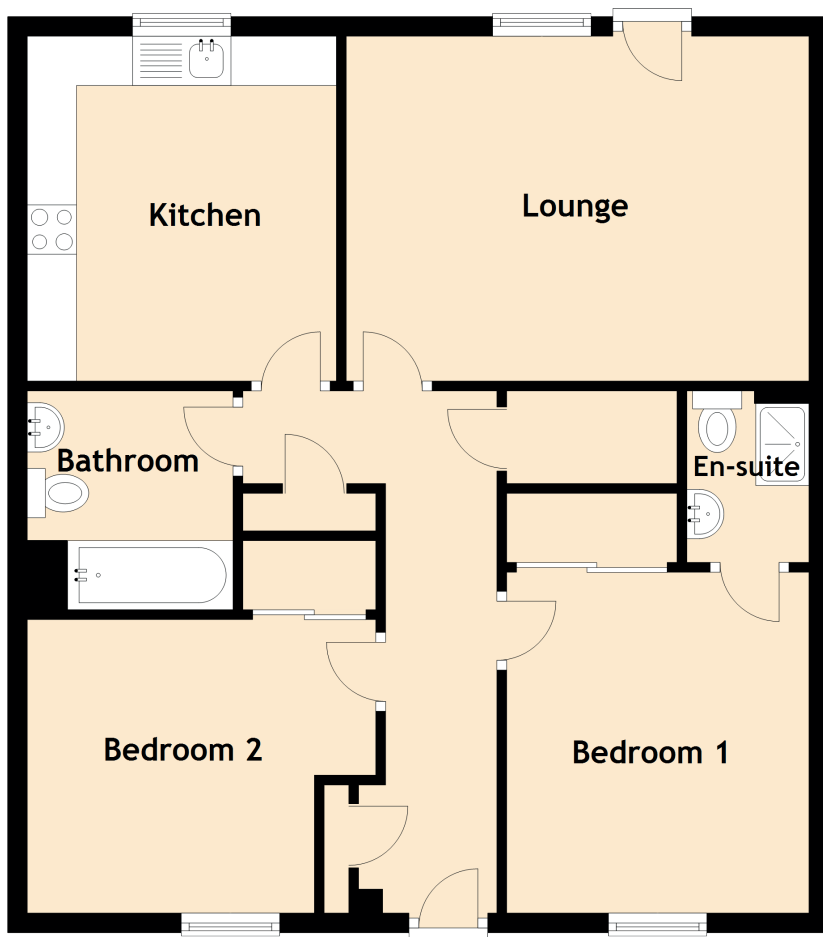


40 Garvald Street

GRACEMONT, EDINBURGH, EH16 6FB



Approximate Dimensions (Taken from the widest point)

Lounge	4.70m (15'5") x 3.50m (11'6")
Kitchen	3.50m (11'6") x 3.14m (10'4")
Bedroom 1	3.49m (11'5") x 3.07m (10'1")
En-suite	1.74m (5'9") x 1.24m (4'1")
Bedroom 2	3.54m (11'7") x 2.98m (9'9")
Bathroom	2.22m (7'3") x 2.09m (6'10")