

## Lochrin Place, Tollcross, Edinburgh



<b>Rent</b> - £1275pcm	<b>Bedrooms</b> – 1 with additional study	<b>Deposit</b> - £1475
<b>Type</b> – 2 <sup>nd</sup> floor Flat	<b>Parking</b> - Permit	<b>Garden</b> Shared Drying Area

**Criteria** – Rent in advance, full deposit, no smokers, No Pets- AVAILABLE NOW

**Energy Efficiency Rating:** Band C **Environmental Impact Rating:** C

**Landlord Registration No:** 384022/230/11231 **Council Tax Band:** D

### Property Details

Rare opportunity to rent bright and spacious FURNISHED 2<sup>nd</sup> floor flat in excellent order having been freshly redecorated with new flooring & furniture. The property is situated in central location within walking distance of all city centre amenities and transport links.

Accommodation comprises of sitting room with bay window, double bedroom with new bed, newly fitted kitchen/diner with appliances, shower room, study, additional boxroom with good storage, gas central heating, access to a drying area, permit parking. Please note this property is only suitable for an individual or a couple.



Letting Agent Registration Number: **LARN1806008**

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Ask inside for more details!

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