

Broughton Street, Edinburgh



Rent - £2490pcm	Bedrooms – 3	Deposit - £2690
Type – 2 nd floor Flat HMO License	Parking - Permit/Metered	Garden – N/A

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

Energy Efficiency Rating: Band D Environmental **Impact Rating:** Band E

Landlord Registration No: 52973/230/28000 **Council Tax Band:** D

Property Details

Immaculate, spacious, bright FURNISHED HMO Licensed property. 2nd floor, 3 bedroom, 2 bathroom flat in popular area close to city centre and all amenities and transport links.

Internally the property comprises; three double bedrooms, boxroom, master with en-suite bathroom with shower over, separate main bathroom with shower, large sitting/dining room with period features; modern fitted kitchen with all appliances; large hallway. **Electric white meter heating. No gas in property.** On Street parking with either meter or applying for residents permit parking.

Please note this is not a term time let, and the property is available to move into immediately.



Letting Agent Registration Number: **LARN1806008**
 23 Jarnac Court, Dalkeith EH22 1HU
info@gladstonesproperty.com
 Ask inside for more details!

0131 663 7266
gladstonesproperty.com