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MAIN STREET MEWS

MAIN STREET, DAVIDSON'S MAINS, EDINBURGH, EH4 5AB

savills



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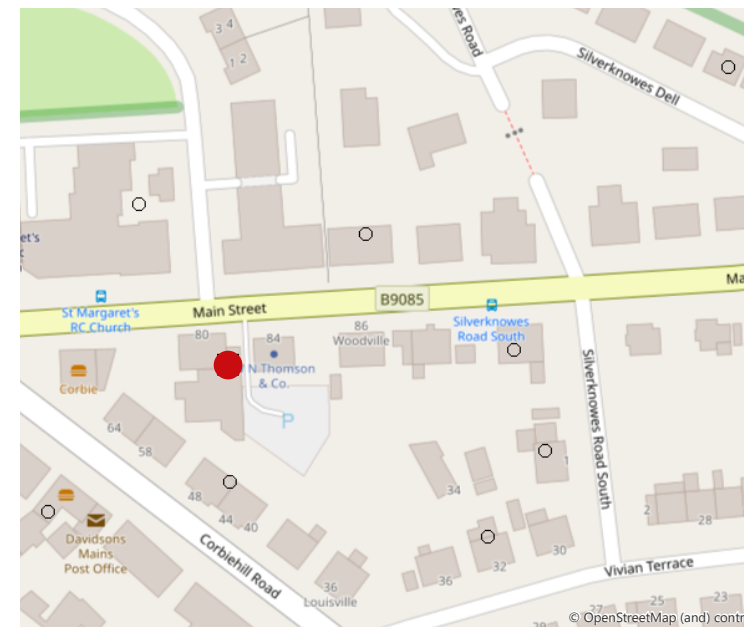
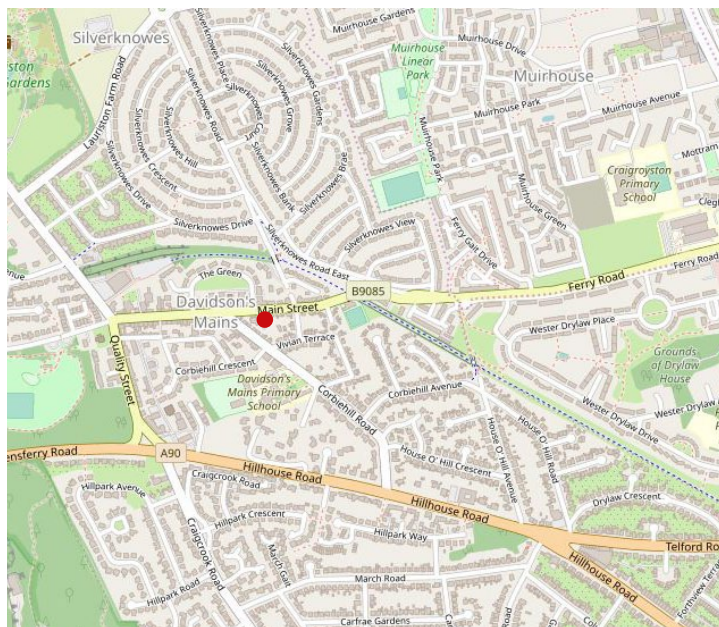
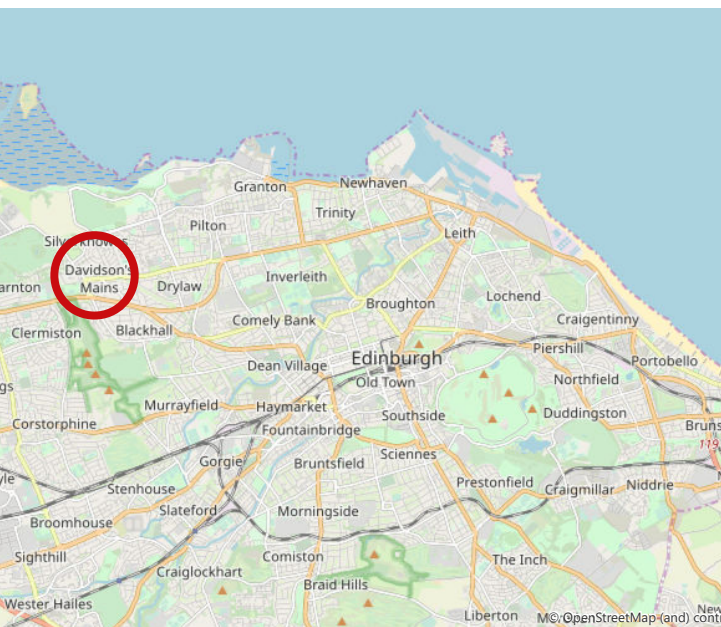
MAIN STREET MEWS

A CHARMING COLLECTION OF 5, 2 AND 3 BEDROOM APARTMENTS, ALL FINISHED TO THE HIGHEST OF STANDARDS.

Main Street Mews is located in the heart of Davidson's Mains, a desirable residential area, conveniently positioned to the west of Edinburgh's vibrant city centre. The area features a range of local amenities including a Tesco Metro supermarket, post office, chemist, dentist and a newly opened Costa Coffee.

Craigmile Retail Park is a short 8 minute drive away, which offers a Sainsbury's superstore, Marks & Spencer, Boots and many other stores. In addition The Gyle Shopping Centre, is located 15 minutes away by car and offers further high street shops.

For the outdoor and fitness enthusiast there are many public walks and open spaces close by including Cramond shore, Lauriston Castle and Corstorphine Hill. Royal Burgess, Bruntsfield Link and Silverknowes Golf Courses are all within close vicinity, as well the Drum Brae and The Urban Village gyms.





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MAIN STREET MEWS

SPECIFICATION

The Savills logo, consisting of the word "savills" in a lowercase, sans-serif font, with the 's' in red and the rest in black, set against a yellow square background.

All 5 apartments at Mains Street Mews combine award winning suppliers and spacious contemporary design with emphasis on a high quality finish. The stunning kitchens, bathrooms and en suites provide an element of style, as well as being incredibly practical. All apartments are accessible through their own front door, with all first floor apartments benefiting from a private staircase.

KITCHENS

A range of selected quality kitchen units and work surfaces by Leicht are provided and designed by award winning Kitchens International. Siemens appliances are fully fitted and include 4 ring induction hob, cooker hood, single oven, dishwasher and integrated fridge freezer and washer dryer.

WARDROBES

Each bedroom will be fitted with a full height wardrobe with white glass sliding door and prefinished internal timber effect shelves with chrome hanging rail.

BATHROOMS

All bathrooms have been thoughtfully designed to make the most use of the space, providing a truly beautiful and relaxing room. Baths located in the main bathrooms come with an overhead shower. En suites have the added benefit of a walk in shower, with low profile shower tray.

FLOORING

All apartments come fully floored, with living room, Kitchen, hall and stores receiving an engineered hardwood flooring which is both stylish and durable. Bedrooms and stairs are fitted with carpet and bathrooms/en suites with a flexible non slip LVT.

WINDOWS

Double glazed timber windows are finished externally in white (apartment 5) or grey (apartments 1-4) with brushed chrome handles.

HEATING AND HOT WATER

Apartments are served by an electric boiler system and white steel radiators are placed in each room, apart from bathrooms which come with chrome towel radiators.

PARKING

All apartments come with 1 parking space, with 2 cycle spaces provided for apartments 1, 2, 3 and 4.

PRIVATE GARDENS AND COMMUNAL SPACE

A beautifully landscaped communal garden is located to the rear of the new build properties, to give residents peaceful outdoor space, which is perfect for those warmer days. Apartments 1 and 2 also have access to private decks, leading off of their kitchen/living room.

WARRANTY

Each apartment benefits from an architect certificate.

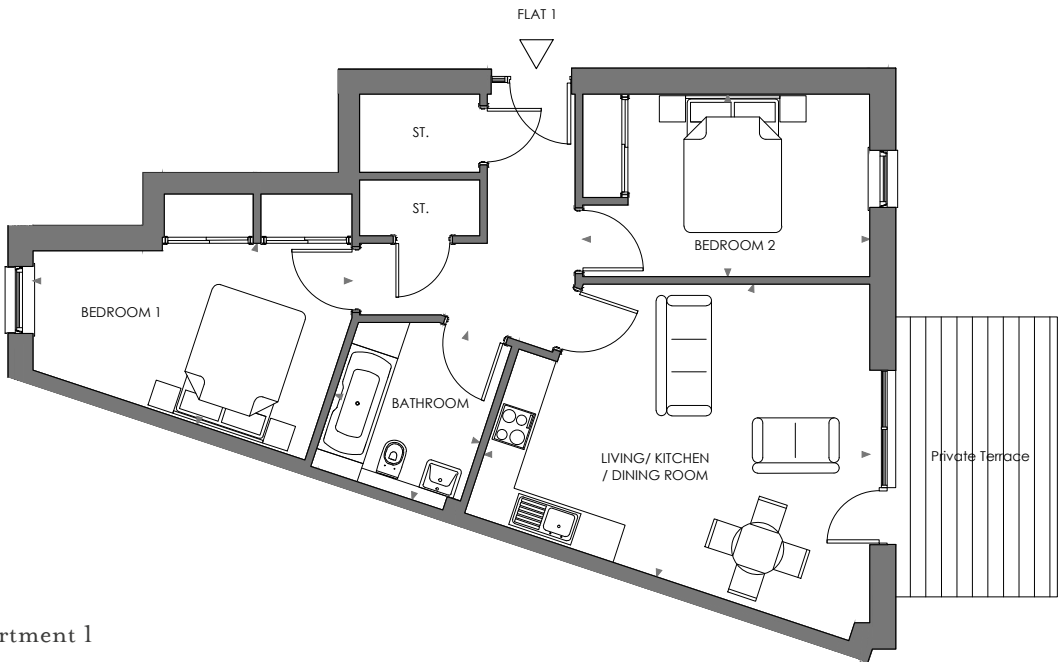
CHOICE & OPTIONAL EXTRAS

Early purchasers have the opportunity to personalise certain details of their new property, including kitchen, bathroom and flooring colours. Time limits do apply please contact the Sales Executive to find out more about the cut off dates.

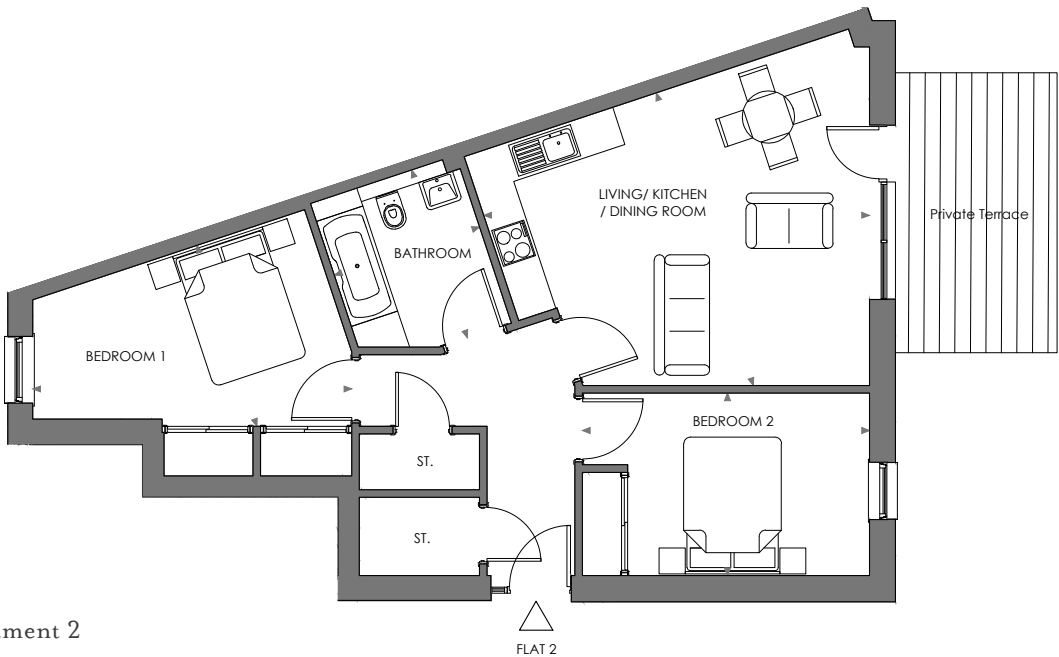
FLOORPLANS

Apartments 1 and 2 - Ground floor apartments, benefiting from their own front door. Upon entering the apartments, the hall provides substantial storage which leads onto both bedrooms, main bathroom and stylish open plan Kitchen/Living room. You can find large windows within the Kitchen/Living room, which showcases the beautiful landscaped gardens perfectly and provides a light and airy feeling to the room. (788 sqft/73sqm). Each flat has access to a private deck

NEW BUILD FLATS		
Flat 1 & 2		
Ground Floor	Metric (mm)	Imperial
Living / Kitchen / Dining	5920 x 4730	19' 5" x 15' 6"
Bedroom 1	4900 x 2930	16' 1" x 9' 7"
Bedroom 2	4400 x 2800	14' 5" x 9' 2"
Bathroom	2350 x 2715	7' 9" x 8' 11"



Apartment 1



Apartment 2

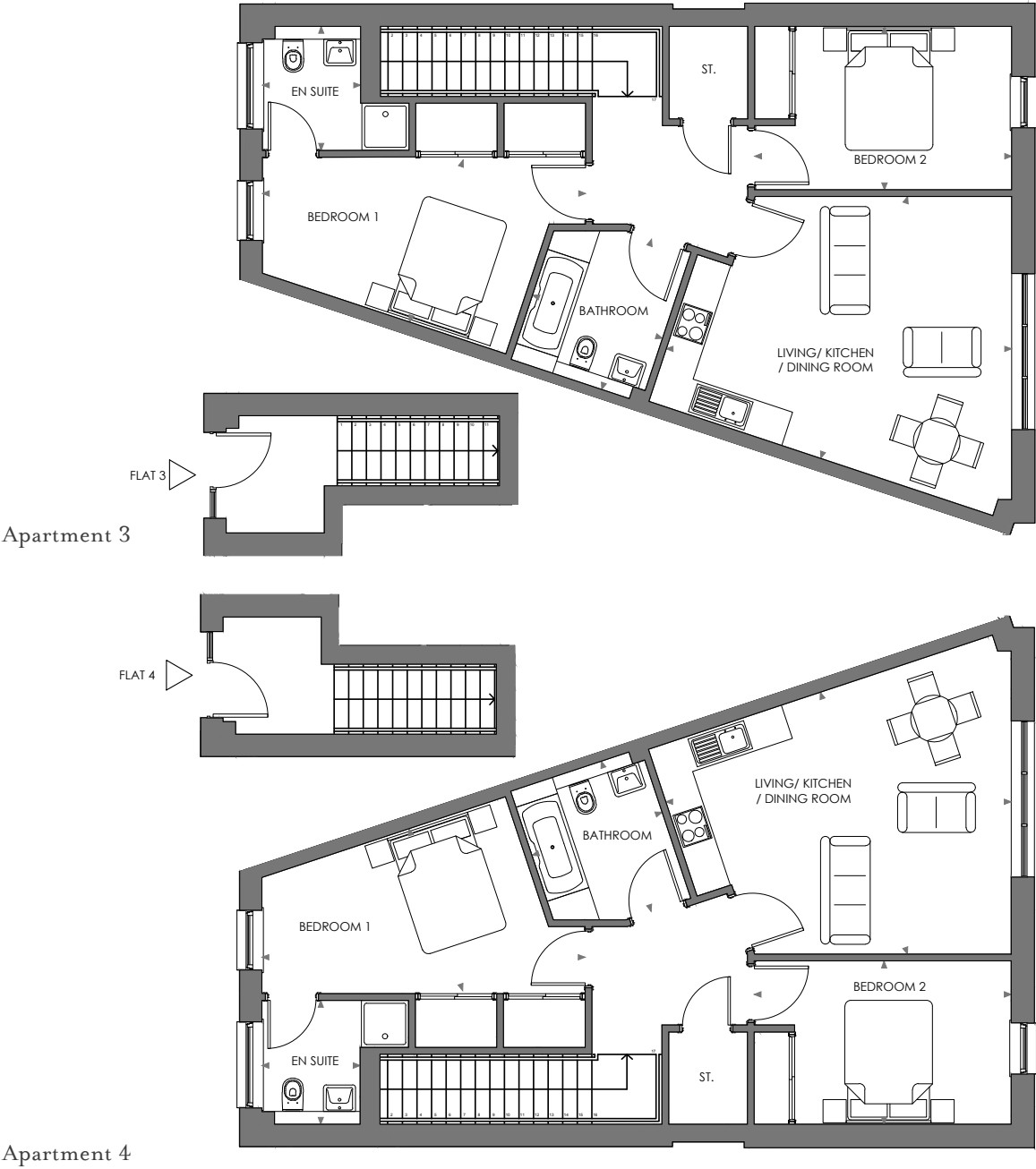
Disclaimer: Floor plans shown are for general guidance only. All the floor plans and the room sizes shown have been taken from plans prior to the development and their accuracy cannot be confirmed. All measurements have been taken from the widest point of the quote room. The information contained does not constitute or form part of an offer or contract nor may they be regarded as representation.

FLOORPLANS

Apartments 3 and 4 - First floor apartments, with access via a private front door and staircase. The entrance hall provides access to both bedrooms, main bathroom and Kitchen/Living Room. The master bedroom benefits from a stylish en suite and two fitted wardrobes. Kitchen/Living rooms are light and spacious through the incorporation of large windows overlooking the shared gardens. (914sqft/85sqm)

NEW BUILD FLATS		
Flat 3 & 4		
First Floor	Metric (mm)	Imperial
Living / Kitchen / Dining	5920 x 4730	19' 5" x 15' 6"
Bedroom 1	5540 x 2930	18' 2" x 9' 7"
En Suite	1684 x 2125	5' 6" x 6' 12"
Bedroom 2	4400 x 2800	14' 5" x 9' 2"
Bathroom	2350 x 2715	7' 9" x 8' 11"

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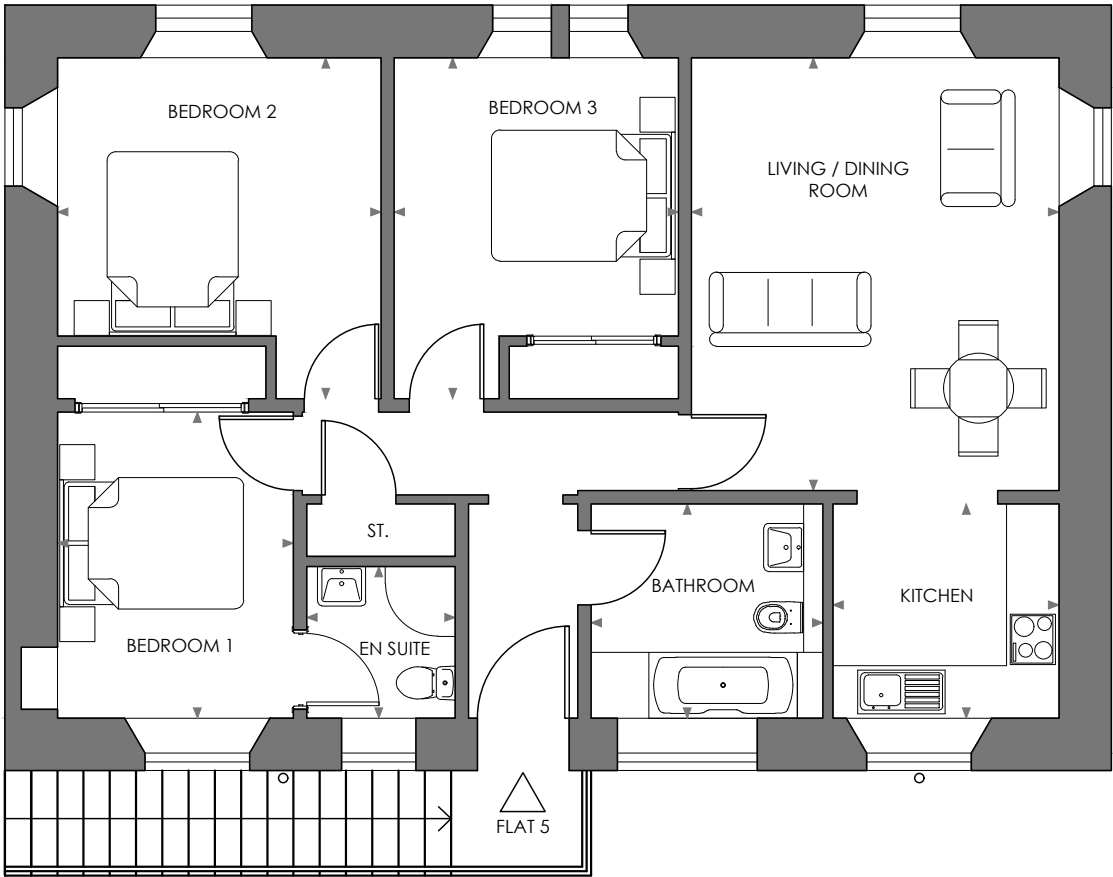


FLOORPLANS

Apartments 5 - First floor apartment, with access via a private front door and staircase. The entrance hall provides access to 3 bedrooms, main bathroom and Kitchen/Living Room. The Master bedroom benefits from built-in wardrobes and stunning en suite. (925sqft/86sqm)

RENOVATION		
Flat 5		
First Floor	Metric (mm)	Imperial
Living / Kitchen / Dining	4950 x 4200	16' 3" x 13' 9"
Kitchen	2450 x 2585	8' " x 8' 6"
Bedroom 1	6500 x 2700	11' 6" x 8' 10"
En Suite	1735 x 1700	5' 8" x 5' 7"
Bedroom 2	3900 x 3700	12' 10" x 12' 2"
Bedroom 3	3900 x 3250	12' 10" x 10' 8"
Bedroom 3	2450 x 2650	8' " x 8' 8"

Apartment 5



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