



# Melville Crescent

, West End, Edinburgh, EH3 7HW

**Rental £1,275 pcm**

1 bedroom Flat / Apartment available 09 March 2026

60 Queen Street , Edinburgh, , EH2 4NA  
[enquiry@murrayandcurrie.com](mailto:enquiry@murrayandcurrie.com)

**0131 226 5050**

**Opening Times**

Mon 08.00 - 18.00; Tues 08.00 - 18.00  
Wed 08.00 - 18.00; Thurs 08.00 - 18.00  
Fri 08.00 - 17.00; Sat 10.00 - 16.00; Sun 10.00 - 13.00

- \* Furnished
- \* Fridge Freezer
- \* Shower
- \* Secure Entry Phone

#### Situation

A stunningly designed and furnished one bedroom studio accommodation in the heart of the city centre. Set within the former Scotland Office building Apartment 3 is a contemporary 2nd floor studio apartment, synonymous with the grandeur of the prime West End location. Retaining many original charming features including ornate cornicing and floor to ceiling sash and case windows which allow the rooms to be flooded by natural sunlight. Accommodation offers contemporary living space with stylish fully equipped kitchen creating the perfect environment for entertaining. A beautifully presented bedroom situated off, and a stunning luxuriously fitted shower room completes this beautiful apartment. Melville Crescent is ideally situated for bus, train and tram services. The local tram connects quickly to Edinburgh Airport together with Murrayfield stadium and both ends of Princes Street in the city centre where a wealth of amenities are within easy walking distance. LARN1904067.

#### Accommodation

All measurements are approximate.

#### Further Information

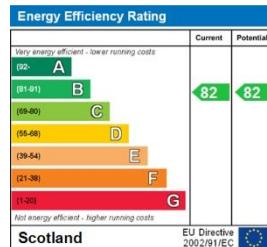
The deposit required is £1,275

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

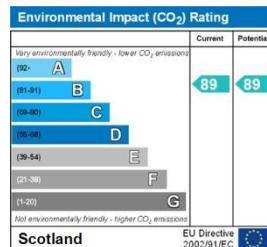
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 12 Months

#### Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO<sub>2</sub>) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO<sub>2</sub>) emissions. The higher the rating the less impact it has on the environment.

#### IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Murray & Currie Ltd, 2026. Murray & Currie Ltd Registered in Scotland No. SC 342 966