

Marionville Meadowbank – Luxury at an affordable price



***CONTINUING TO SET A BENCHMARK FOR EXCELLENCE- MARIONVILLE,
MEADOWBANK HAS LUXURY TWO BEDROOM APARTMENTS FROM JUST £270K***

- Latest Capital development from multi award winning MNM Developments is appealing strongly to young professionals, downsizers and investors –

MNM Developments, a family run developer with its eye firmly on creating stand out luxury apartment developments across Edinburgh and the Lothians, currently has a selection of contemporary, two bedroom apartments, all with master bedroom en-suite, from just £270,000 at its new Marionville development at Meadowbank, Edinburgh.

Still a relatively new name in the industry, MNM Developments has successfully brought three superb apartment developments to the market in Edinburgh and Portobello, picking up top industry accolades along the way.

Marionville, which is just a mile from Princes Street and close to many of the Capital's main attractions, offers buyers a choice of 51 two and three bedroom highly specified apartments. Seven superb penthouses suites are also included in the impressively designed development, three of which have already been reserved off plan, with another four available to reserve.





Apartments on the Marionville Road side are complete with large balconies, whilst a selection of the penthouses have access to large decked rooftop terraces, enjoying stunning panoramic views across Edinburgh, including nearby Arthur's Seat and Holyrood Park. The ground floor apartments have either private front and back gardens or attractive patio areas.

Priced from just £270,000, the two bedroom apartments include an excellent "as standard" specification, locally sourced from some of the Capital's finest suppliers including bespoke Schuller kitchens by Riddle & Coghill, ceramics from Collinson, and flooring by Style Flooring at Telferton Industrial Estate. Bathrooms and en-suites feature fixtures and fittings from world renowned suppliers such as Vitra and Hansgrohe. The apartments are complete with energy efficient gas central heating and are pre-wired for the luxury Sonos state of the art sound system.

Said MNM Developments Director Michaela Teague; "Now is an excellent time to visit us at Marionville to secure the apartment type of your choice, with this fantastic new City Centre lifestyle ready and waiting to be accessed from the superb starting price of just £270,000."

"We have really hit the ground running here, and are delighted with the level of interest and early sales we have experienced so far," she continued. "The development is appealing strongly to a whole range of home buyers, from young professionals, attracted by our industry leading specification and convenient

location, to downsizers looking for a real attention to detail, stunning views, and easy access to outside space. Investors may also be interested in a development of this quality.”

Michaela Teague added that one of the development’s “Unique Selling Points” was to offer prospective purchasers, subject to build schedule, the bespoke styling of their kitchen, working in close consultation with top kitchen designers Riddell & Coghill.

“We wanted to add the personal touch to what is one of the most important spaces in any home,” said Michaela. “The apartments offer open plan living, dining and kitchen areas, but through clever design and an innovative use of space, Riddell & Coghill can individually tailor that space to create a kitchen area that works for you, whether it’s more discreetly tucked away in the overall design, or is at the very heart of the living space.”

“Feedback so far has been hugely positive, and is enabling us to successfully cater for clients at various stages in their lives, and with different lifestyle needs.”

Finished Michaela: “Overall, Marionville is certainly a new, and highly desirable, landmark in the area, and we believe that the development is setting a new benchmark in architecture, design and use of technology coming together in perfect unison. With reservations gathering pace, and three penthouses sold, we would urge interested parties to come along and find out for themselves.”

All properties at Marionville, Meadowbank are covered by a 10 year Premier Guarantee Warranty. Each apartment offers generous fitted storage space, lift access to all floor, secure underground parking and secure door entry system for clients’ complete peace of mind.

A stunning, interior designed, ground floor show apartment is

open for viewing at Marionville Thursday to Sunday 12 noon-4pm. Please call 0131 273 5257 for more information, or check out www.mnmdev.co.uk.

Marionville, Edinburgh enjoys a convenient city centre location, close to Lochend Park Gardens, Lochend Castle and Meadowbank Sports Centre. A selection of shops, including a Sainsburys Supermarket, is available at nearby Meadowbank Shopping Centre. Princes Street and the heart of Edinburgh is just a mile away.