

Flat 70

The Playfair at Donaldson's

DONALDSON DRIVE, EDINBURGH, EH12 5FA

The Location

The Playfair at Donaldson's is an outstanding building of palatial elegance, located on the western boundary of the Edinburgh World Heritage Site.

With its majestic character and architectural heritage, The Playfair at Donaldson's is recognised as one of the most important landmark buildings in the city. The Category A-listed Playfair building includes a collection of apartments designed to provide fantastic panoramic views across Edinburgh, the Pentland Hills, the sweeping lawns, and the attractive internal courtyard.

The contemporary apartments provide a striking contrast to the building's exterior. Properties boast impressive proportions and natural light is optimised through the iconic period windows, ranging from beautiful mezzanine apartments boasting full-height feature windows to exquisite penthouses and three breath-taking chapel apartments, this wonderful collection of apartments offers a home to suit a wide range of lifestyles.

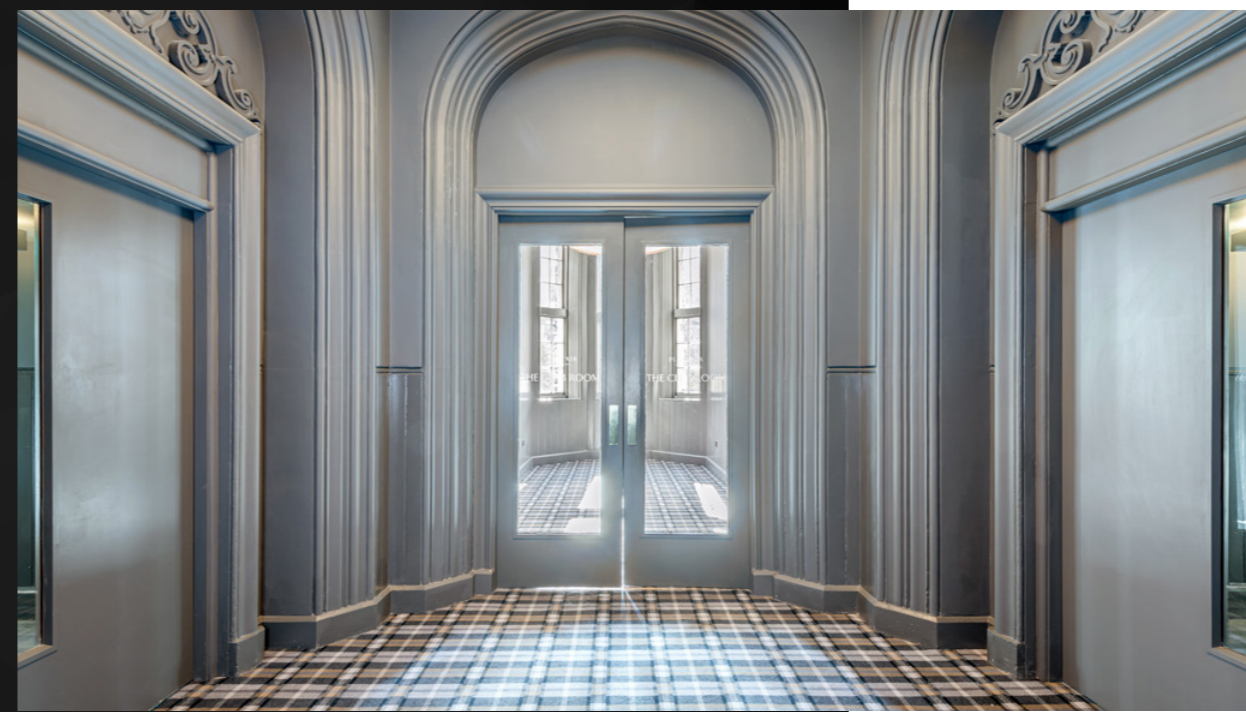


Residents enjoy exclusive access to The Playfair's concierge service and several communal spaces, including the boutique Club Room and Chapel Room, where neighbours can meet, work or relax and unwind in part of the stunning development. As well as the internal courtyard which has been beautifully landscaped and provides a haven in the heart of Edinburgh city centre. Every home is sold with secure underground parking and a total of 18 acres of parkland to enjoy, as well as easy access to the sought-after streets of Edinburgh.





the chapel room





“..this wonderful collection of apartments offers a home to suit a wide range of lifestyles..”



The Apartment

McEwan Fraser is delighted to present this stunning one-bedroom apartment to the market. The Playfair at Donaldson's is the most iconic development that Edinburgh has seen in decades and this is the last remaining one-bedroom apartment available.

This wonderful conversion home is positioned on the first floor within the majestic Playfair building and enjoys views of the surrounding landscaped gardens and breathtaking chapel.

The kitchen, dining and living area are flooded with natural light thanks to the double-height windows, additionally, the kitchen has been fitted with Corian worktops and Siemens integrated appliances.





open plan kitchen/diner/lounge



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The master bedroom is spacious with 100% wool carpet and a fitted wardrobe. The generous en-suite with a bath comes with a luxurious specification and is appointed with sanitaryware from Villeroy & Boch and brassware from Hansgrohe and Crosswater. This beautiful home is completed with a downstairs WC and is sold with one allocated parking space.



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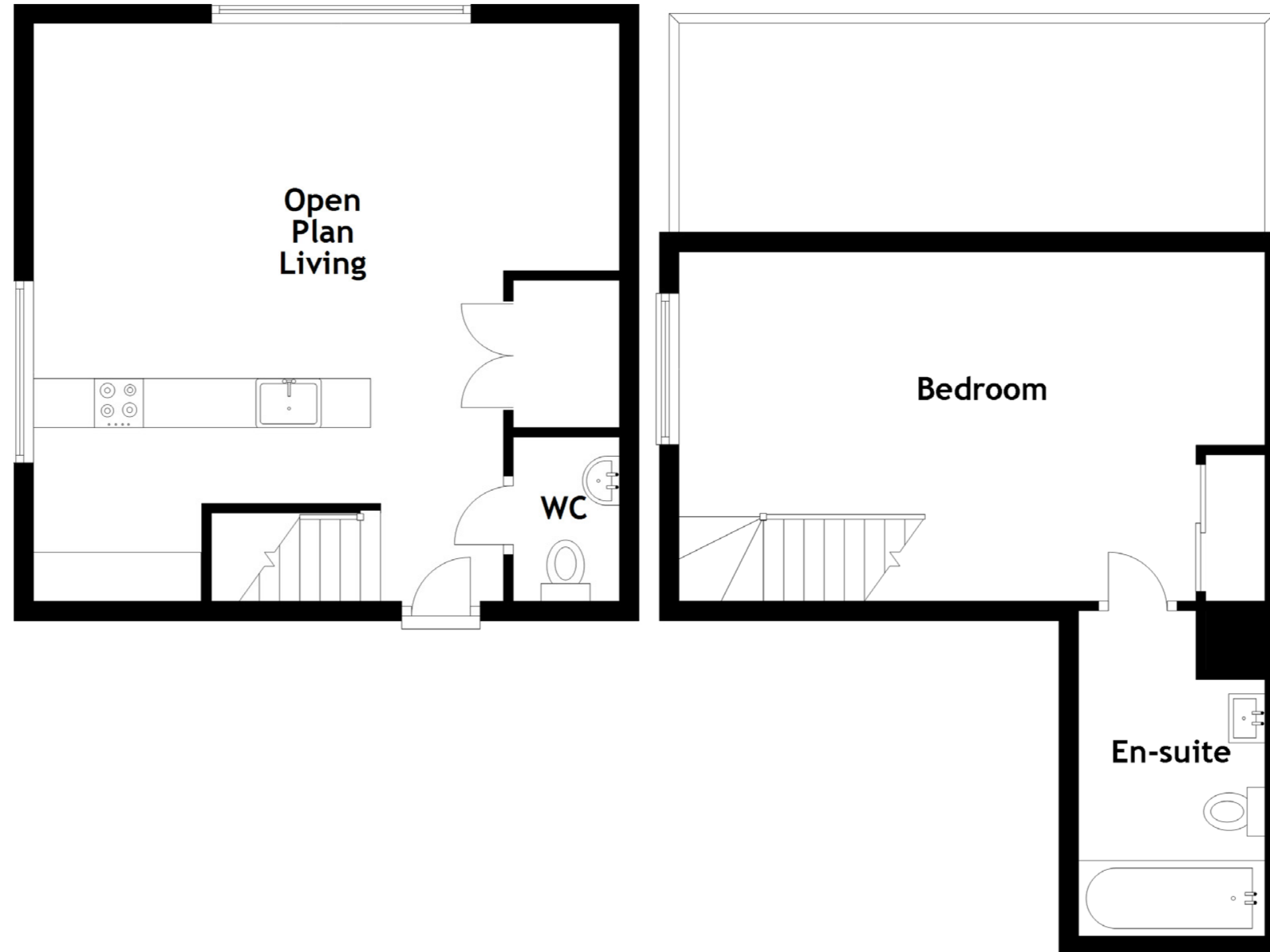
“...properties boast impressive proportions and natural light is optimised through the iconic period windows...”

Floor Plan

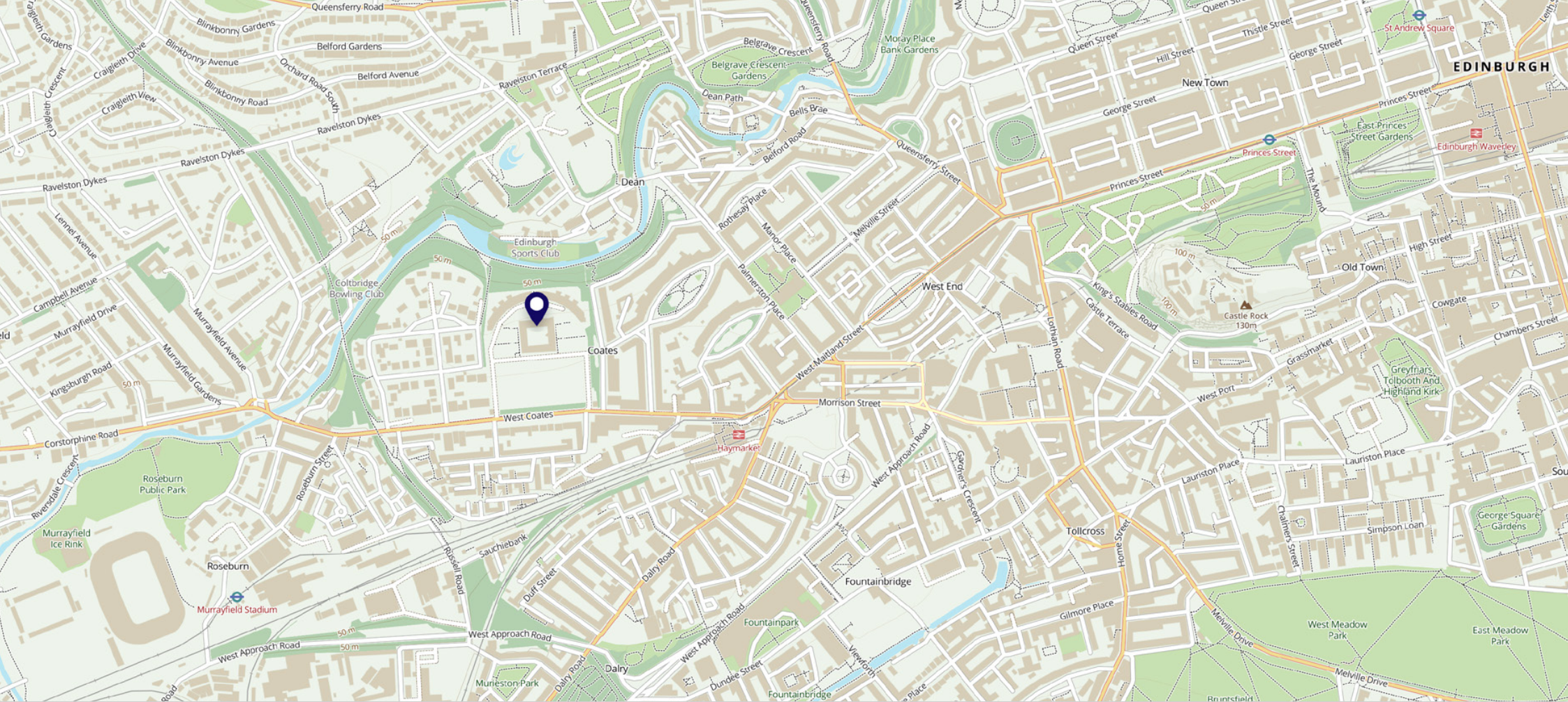
Approximate Dimensions
(Taken from the widest point)

Open Plan Living	5.90m (19'4") x 3.54m (11'8")
Bedroom	5.98m (19'7") x 3.57m (11'8")
En-suite	3.32m (10'11") x 1.90m (6'3")
WC	1.68m (5'6") x 1.08m (3'7")

VIRTUAL TOUR CAN BE VIEWED [HERE](#)



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