



6 REGENT TERRACE

EDINBURGH

6 Regent Terrace, Edinburgh, EH7 5BN

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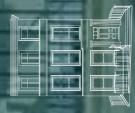
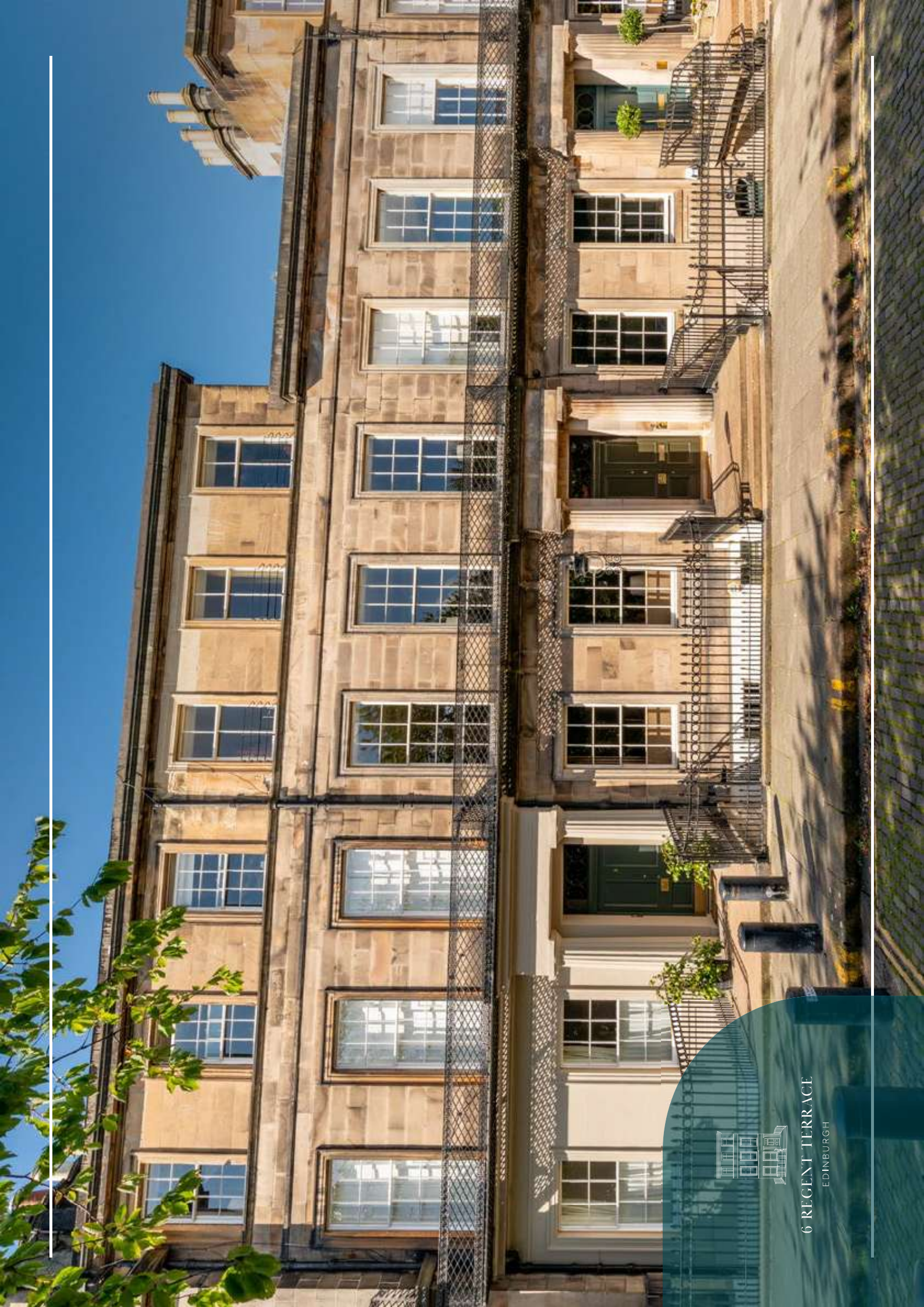
4 BEDROOMS



4 LIVING SPACES



6 BATHROOMS



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INTRODUCTION

Occupying a prime position on Edinburgh's iconic Regent Terrace, 6 Regent Terrace is an exceptional Category A Listed Georgian townhouse extending to approximately 3,680 sq ft. Meticulously remodelled and comprehensively renovated to an exacting standard, this remarkable residence has been professionally interior designed throughout by the renowned Jonathan Reed, creating a home of exceptional quality and sophistication.

Arranged over three magnificent floors, the property effortlessly combines the grandeur and architectural elegance of Edinburgh's Georgian heritage with contemporary luxury and modern family living. Fine period proportions, impressive ceiling heights and beautiful original detailing are complemented by a carefully curated interior design scheme and an outstanding specification throughout.

The house enjoys spectacular south-facing views across Holyrood Park towards Arthur's Seat, while to the rear an immaculate private garden provides a rare and seamless connection between indoor and outdoor living. Further enhancing its appeal, a gate from the garden provides direct access to the exclusive Regent Gardens, one of Edinburgh's most prestigious private residents' gardens.

Rarely does a property combine such architectural significance, exceptional interior design and prime city-centre positioning. Equally suited as a magnificent principal residence or a distinguished Edinburgh home from which to entertain family, friends and business associates, 6 Regent Terrace offers an enviable lifestyle in the heart of Scotland's capital. Its world-class setting, outstanding presentation and unique blend of grandeur and practicality are likely to appeal to discerning buyers from across the UK and internationally.

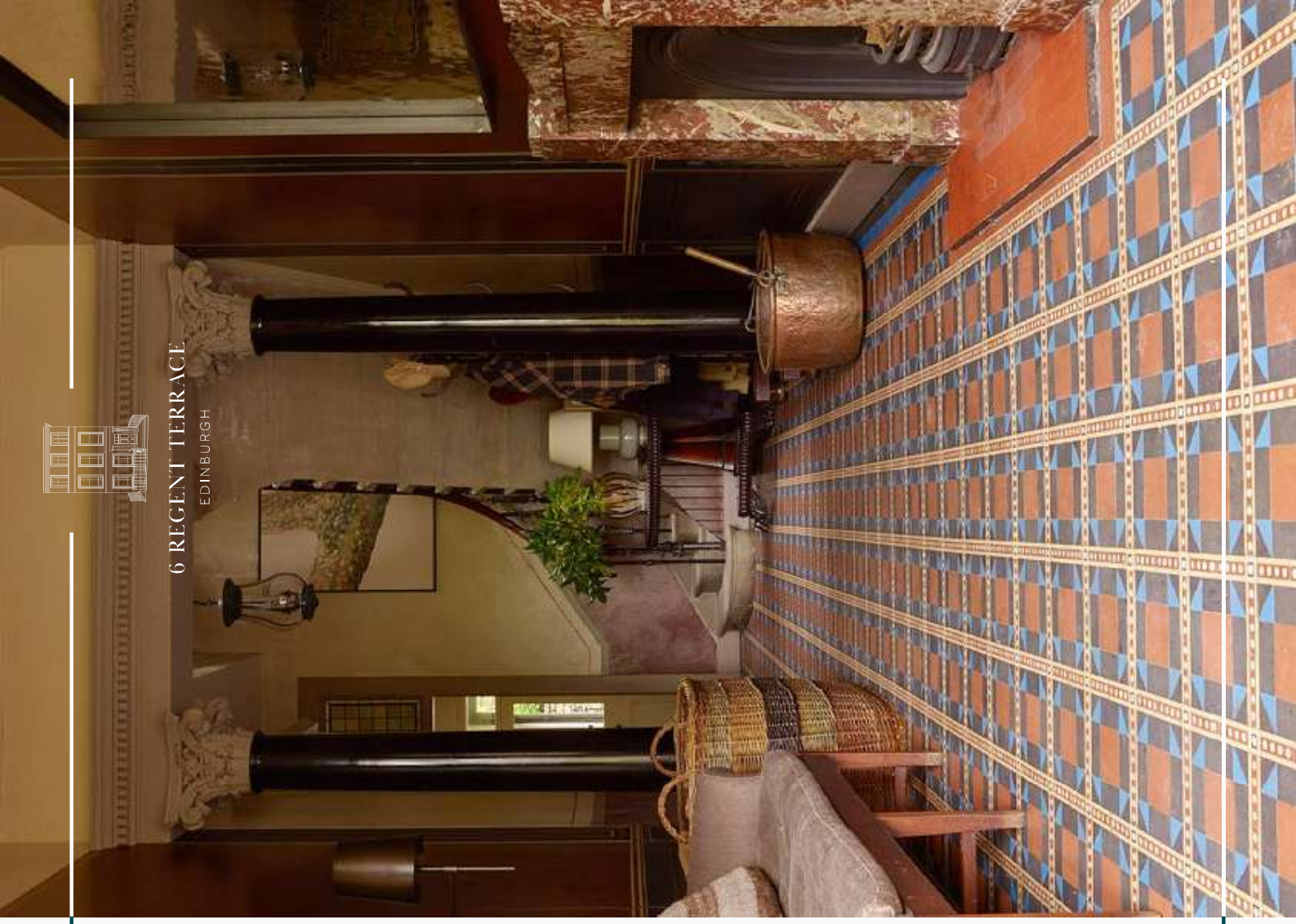
ACCOMMODATION

GROUND FLOOR

- Elegant entrance hall
- Magnificent sitting room
- Stunning open-plan kitchen, breakfast and family room
- Utility room
- Cloakroom/WC
- Direct access to the private rear garden



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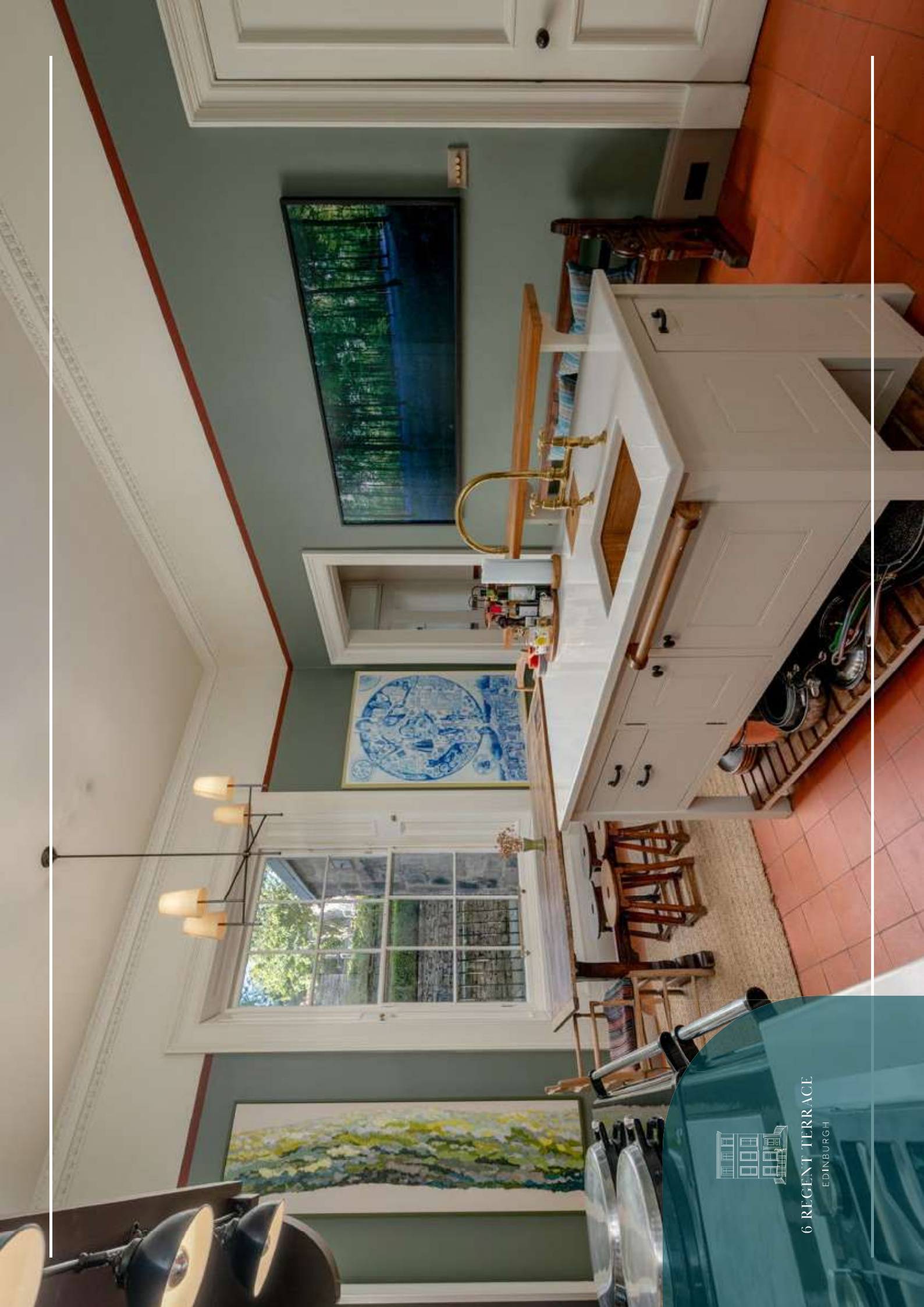




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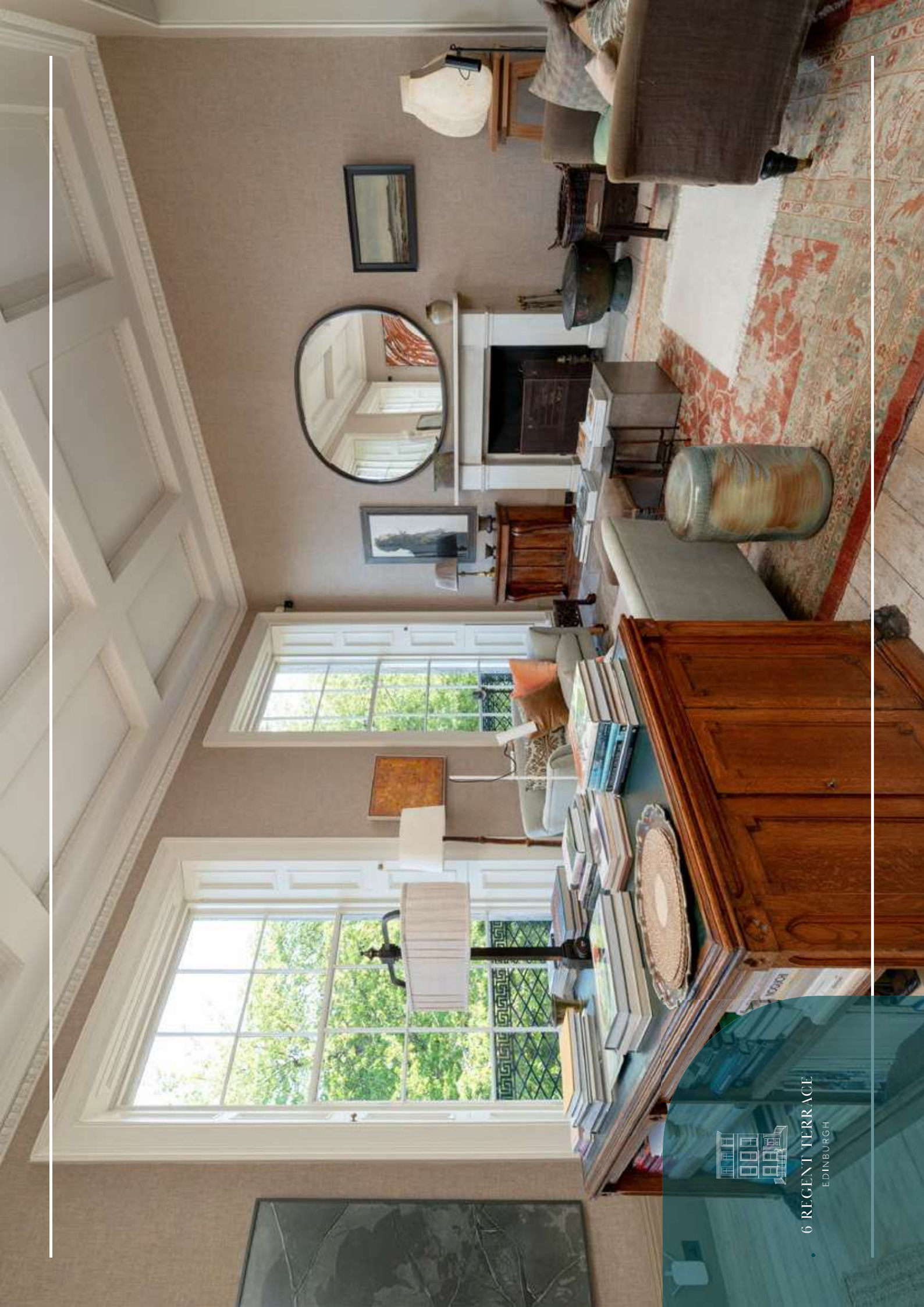


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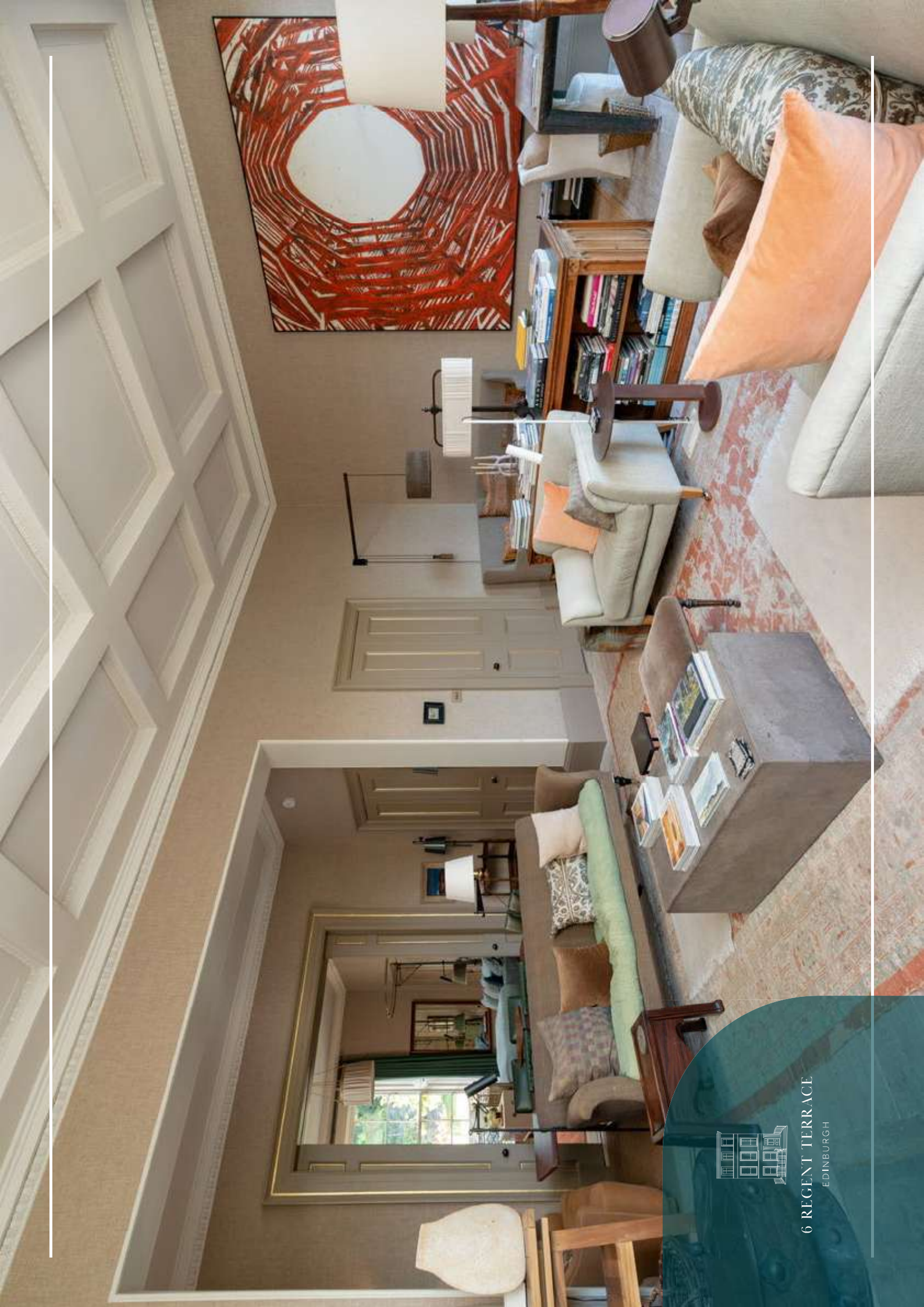
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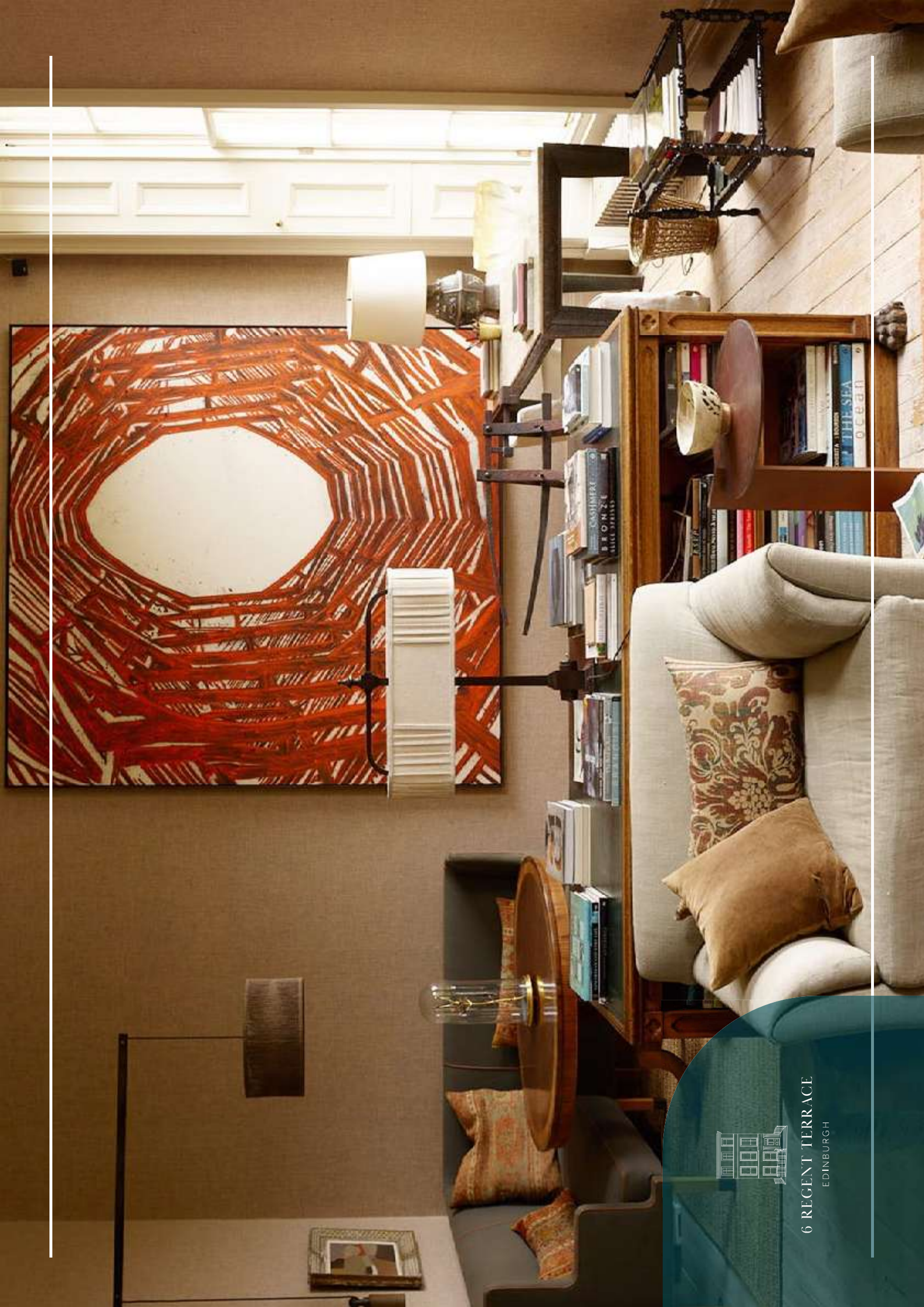


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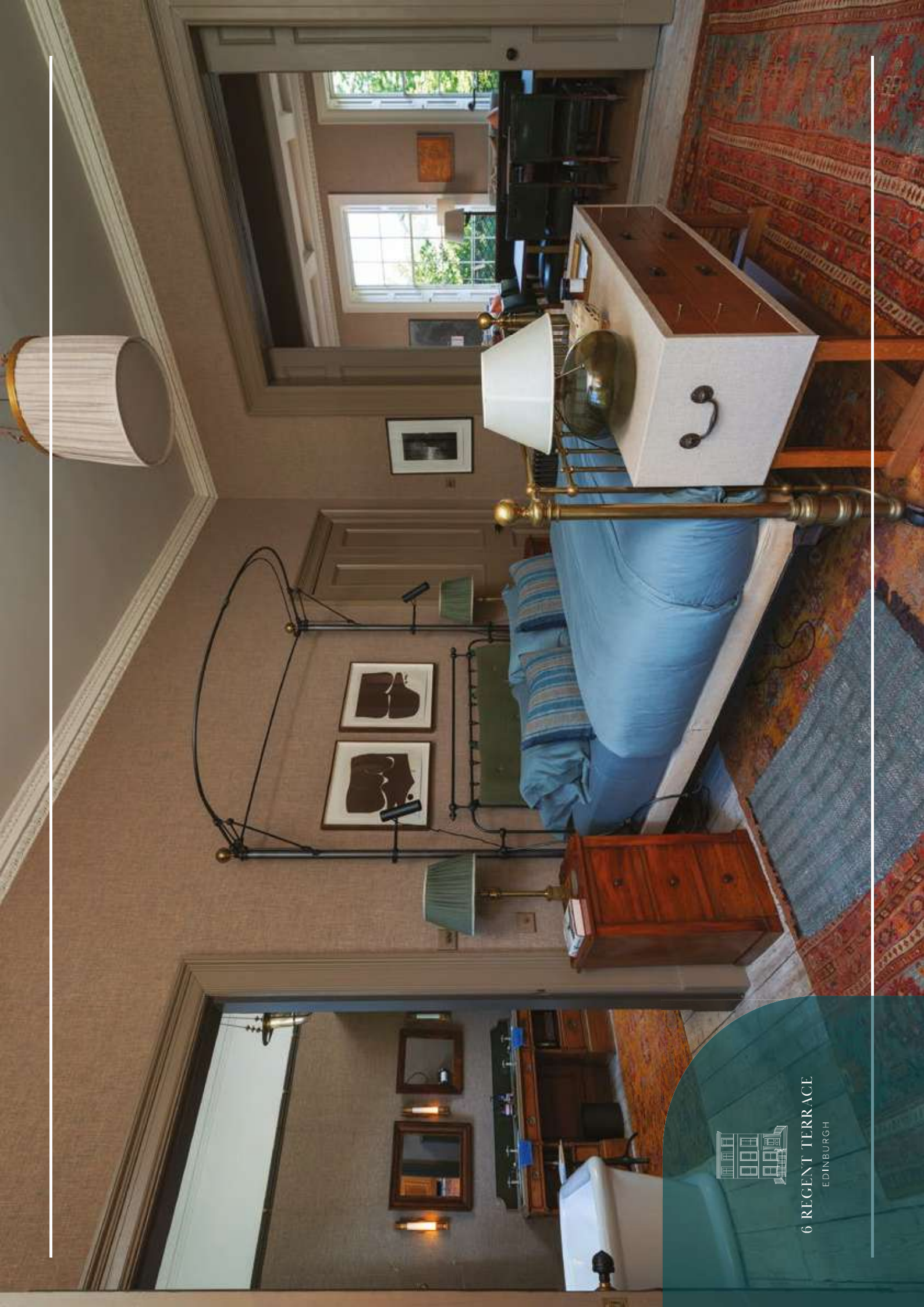
ACCOMMODATION

FIRST FLOOR

- Exceptional drawing room with balcony and panoramic views towards Arthur's Seat
- Formal dining room
- Luxurious principal bedroom suite
- En suite bathroom
- Private balcony overlooking the gardens



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FLOOR PLANS

APPROX GROSS INTERNAL AREA

HOUSE

3680 ft² | 341.87 m²

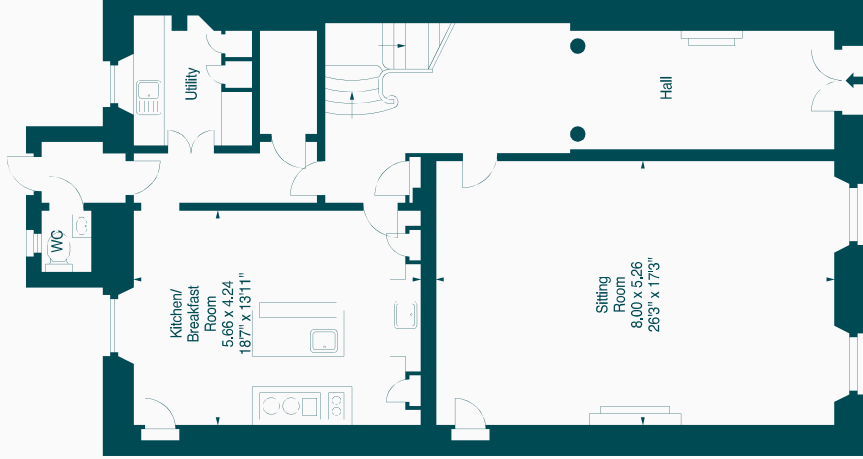
UNLINED STORE

18 ft² | 1.67 m²

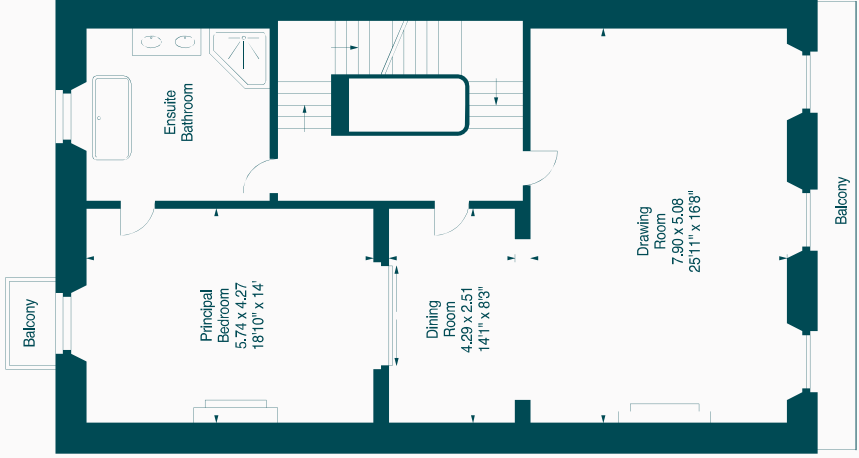
For illustrative purposes only. Not to scale.



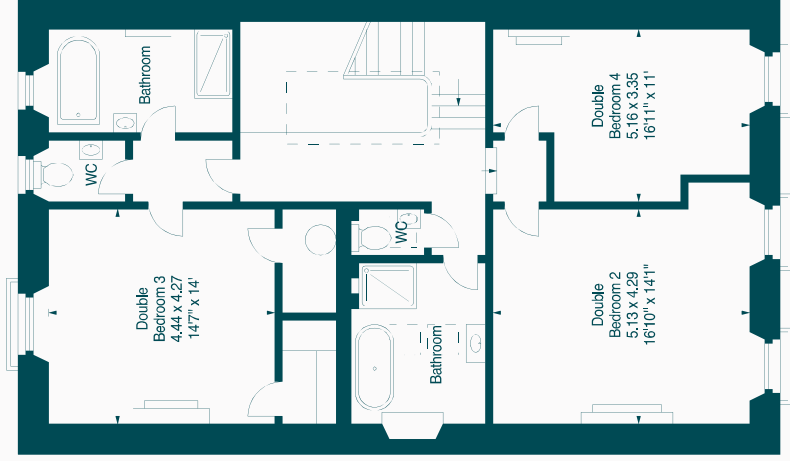
BASEMENT



GROUND FLOOR



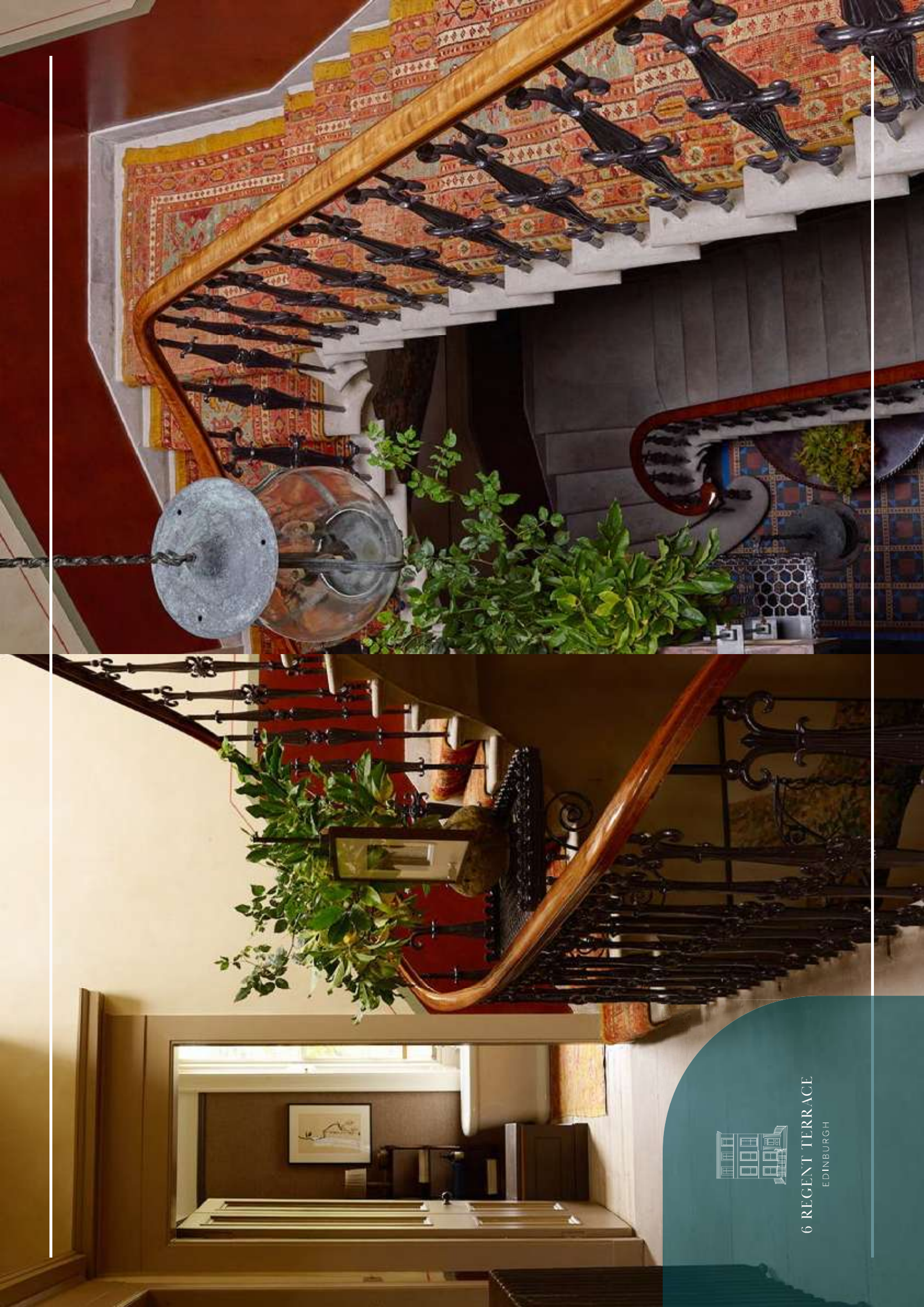
FIRST FLOOR



SECOND FLOOR



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ACCOMMODATION

SECOND FLOOR

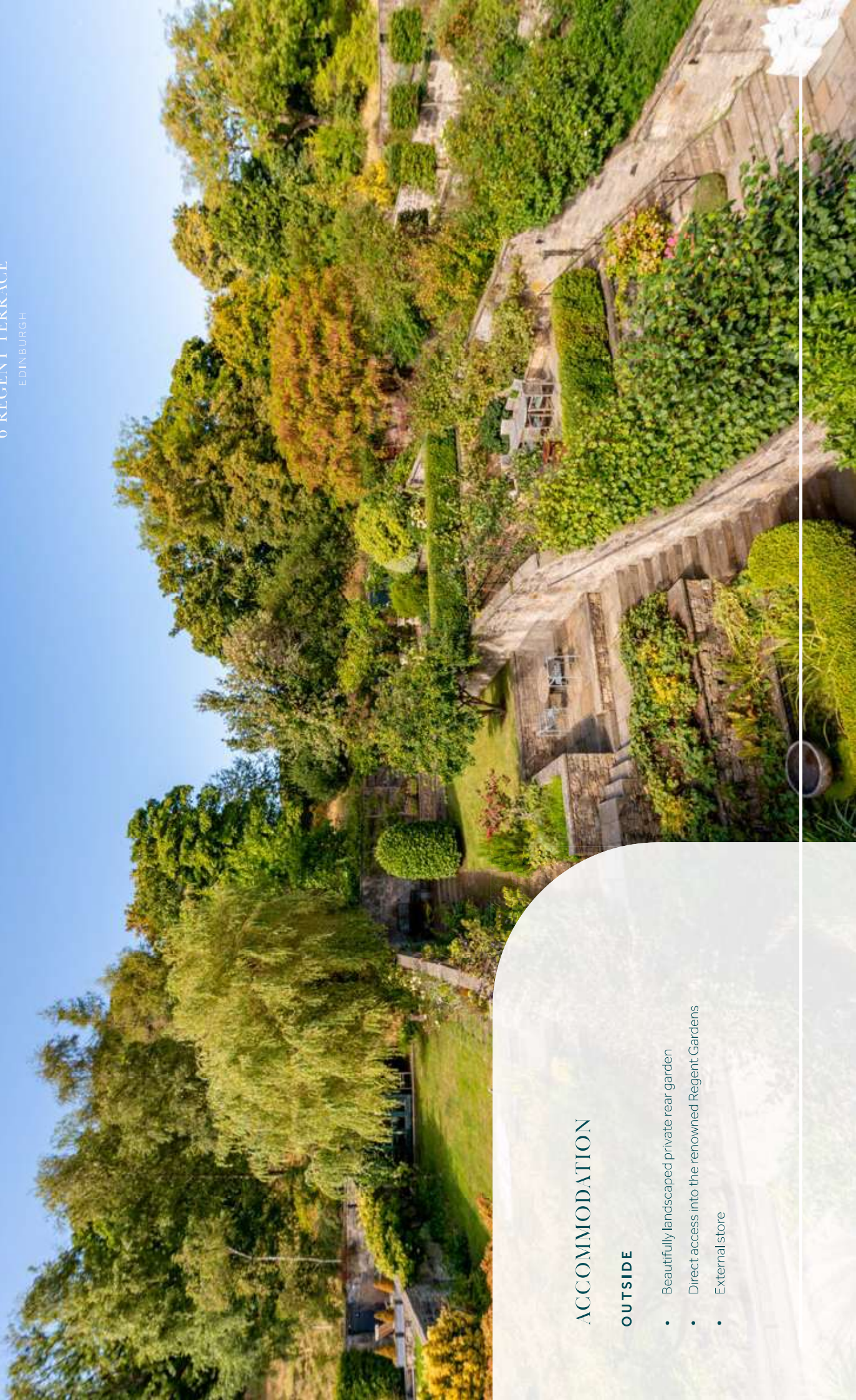
- Three further double bedrooms
- Two beautifully appointed bathrooms
- Separate WC



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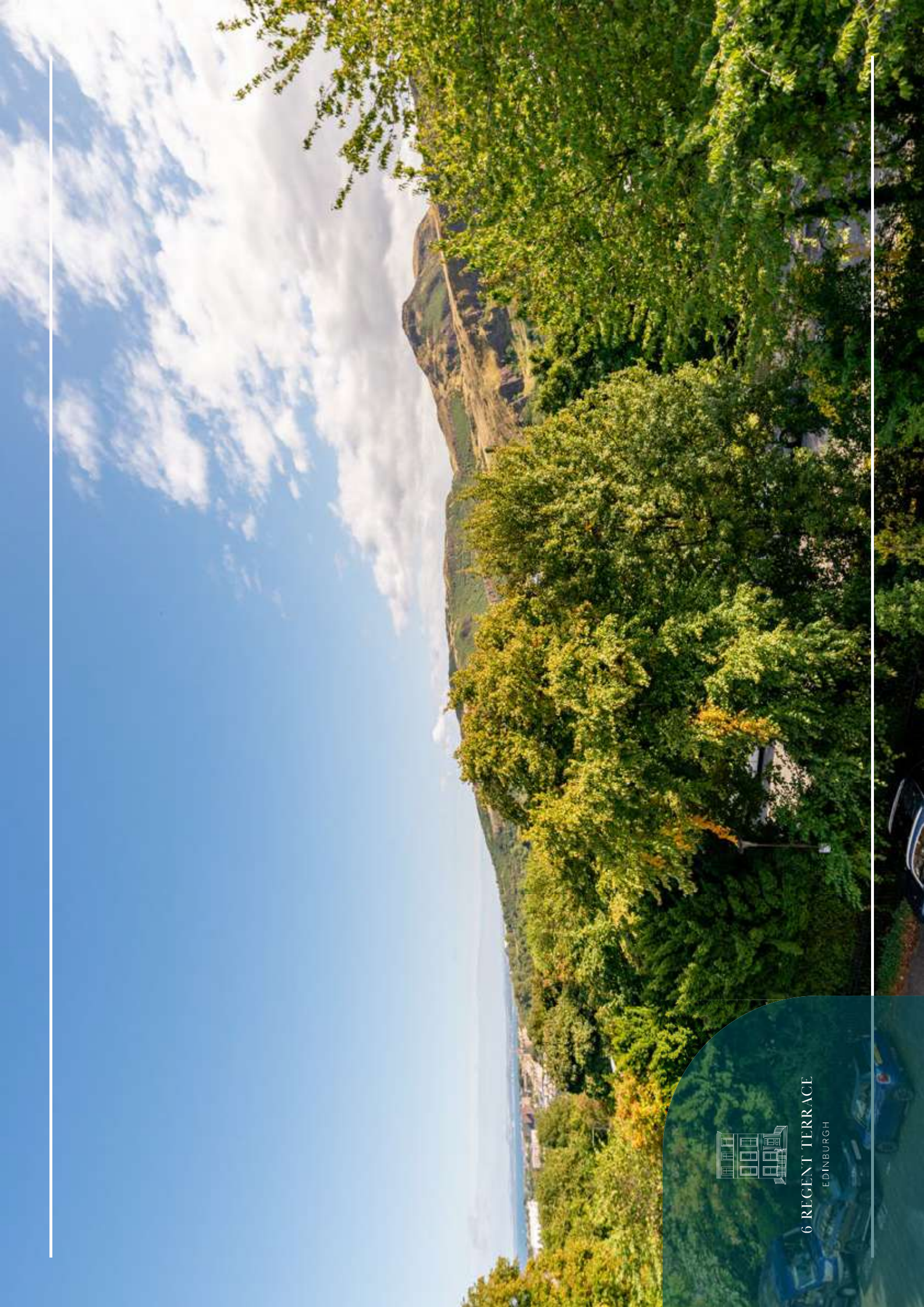
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ACCOMMODATION

OUTSIDE

- Beautifully landscaped private rear garden
- Direct access into the renowned Regent Gardens
- External store



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LOCATION

Regent Terrace is widely regarded as one of Edinburgh's most prestigious and architecturally important residential addresses. Forming part of the city's UNESCO World Heritage Site, the terrace occupies an elevated position on the eastern edge of the New Town, commanding breathtaking views across Holyrood Park, Arthur's Seat and Salisbury Crag.

Despite its peaceful and highly exclusive setting, the property is conveniently situated within walking distance of Edinburgh's city centre, St James Quarter, Waverley Railway Station and an outstanding selection of restaurants, cafes and cultural attractions. The area is exceptionally well placed for travel further afield, with swift access to Edinburgh Airport, the City Bypass and the renowned East Lothian coastline, home to some of Scotland's finest golf courses including Muirfield, Gullane, North Berwick and The Renaissance Club.

Residents of Regent Terrace enjoy access to the celebrated Regent, Royal and Carlton Terrace Gardens, extending to approximately twelve acres of beautifully maintained private parkland. Offering expansive lawns, mature trees and a remarkable sense of tranquility, these gardens provide one of the capital's most sought-after residential amenities.

Few Edinburgh addresses combine architectural significance, outstanding views, private gardens and city-centre convenience so successfully. Regent Terrace has long been regarded as one of the capital's most desirable locations, attracting those seeking an exceptional home in the heart of Edinburgh.





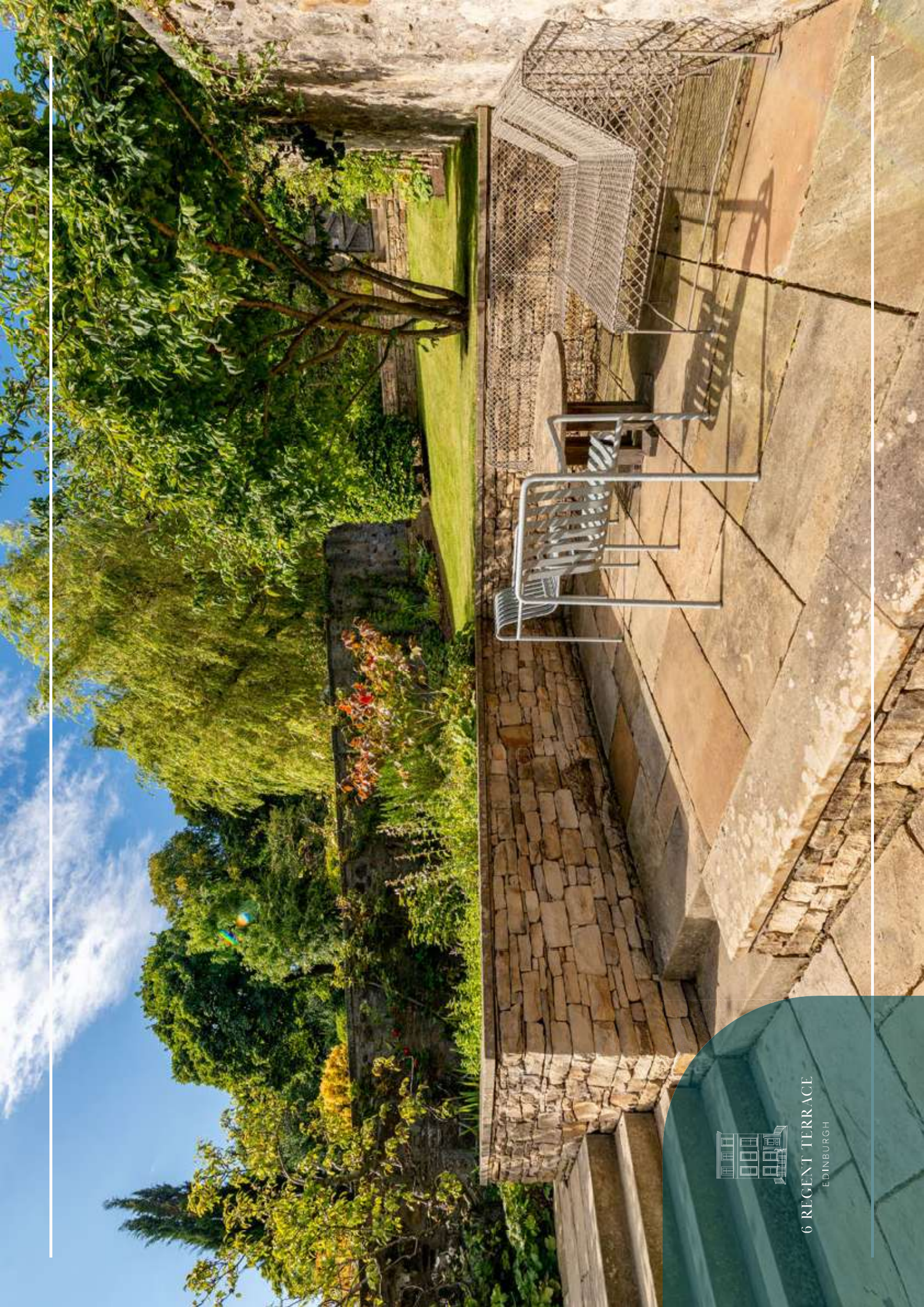
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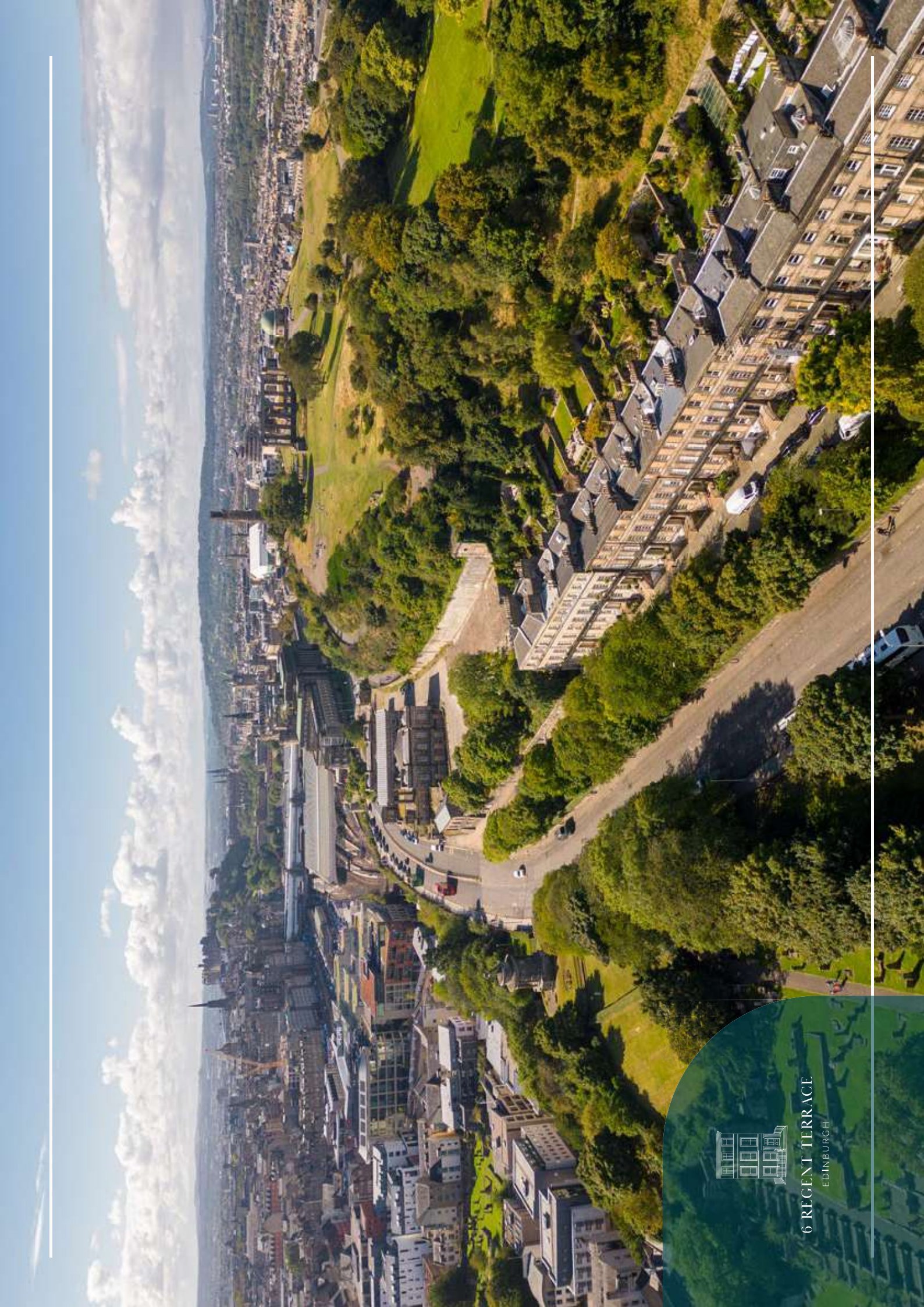
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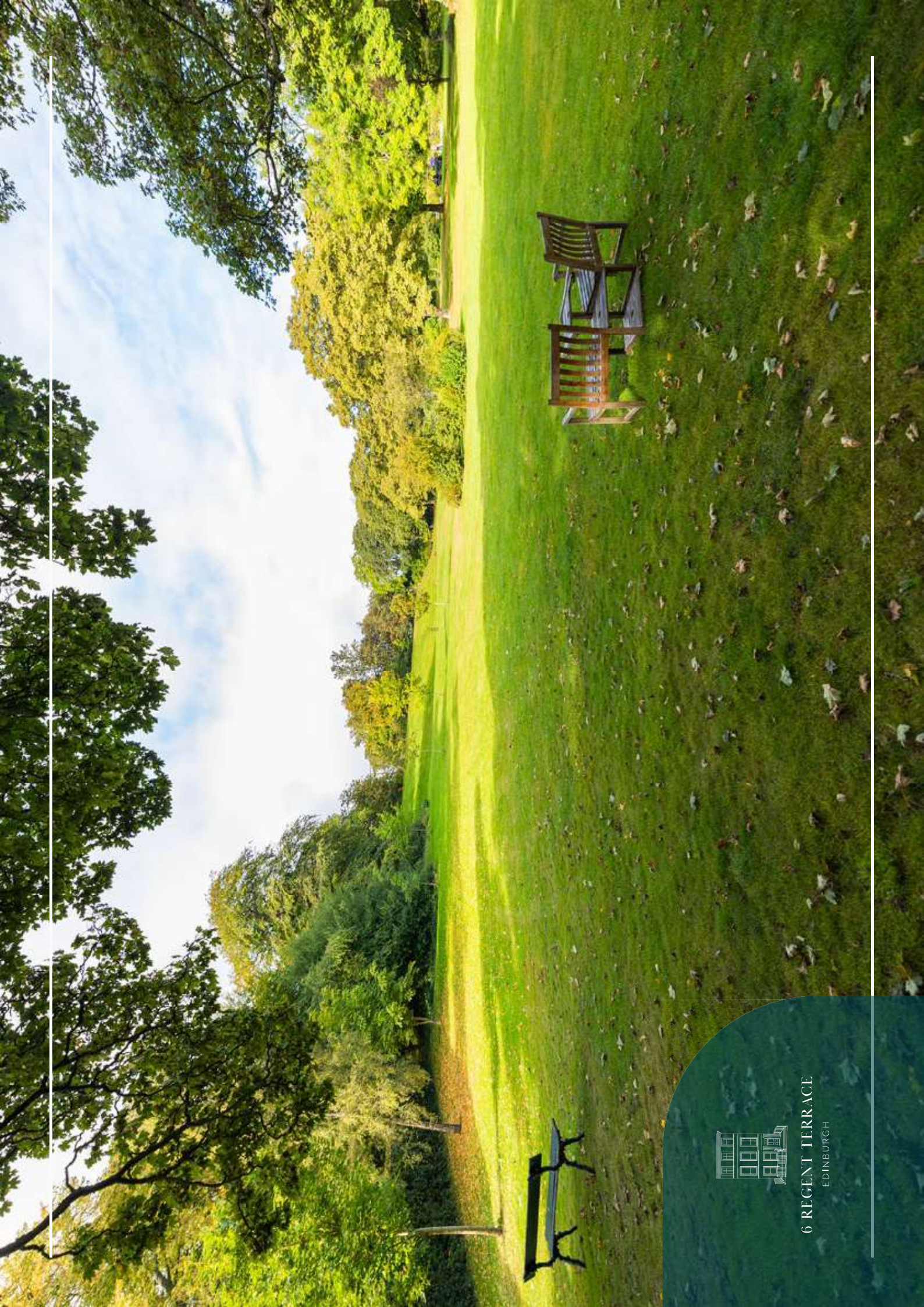


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CONTACT

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MAX MILLS
DIRECTOR

Phone | 0131 624 9045
Mob | +44 (0) 788 799 4348
Mail | max.mills@rettie.co.uk

MAZ PURDIE
SENIOR SALES NEGOTIATOR

Phone | 0131 624 4062
Mob | +44 (0) 758 567 2015
Mail | maz.purdie@rettie.co.uk