



**Thorntons**  
The right way to move

16 Baltic Street, Montrose,  
Angus DD10 8EX

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## Summary

Impressive maisonette apartment located within the popular town of Montrose. The subject property offers adaptable modern accommodation comprising: entrance hallway with storage, spacious lounge, kitchen with wall and base units, family bathroom with three-piece suite and wet wall fittings, W/C and four well-proportioned bedrooms one benefitting from integrated storage. The property also features electric central heating and recently installed double glazing. Floorcoverings, fridge-freezer and washing machine are included within the sale price.

## Features

- Maisonette Apartment
- Popular Central Location
- Lounge
- Kitchen
- 4 Bedrooms
- Bathroom & Cloakroom WC
- Electric Heating, DG, EPC F
- Council Tax Band B

## Room Measurements

Lounge 11'9" x 11'8" (3.58m x 3.56m)  
Kitchen 12'4" x 6'2" (3.76m x 1.88m)  
Bathroom 8'0" x 5'4" (2.44m x 1.63m)  
WC 5'3" x 3'5" (1.60m x 1.04m)  
Bedroom 18'0" x 9'5" (5.49m x 2.87m)  
Bedroom 11'9" x 10'8" (3.58m x 3.25m)  
Bedroom 11'9" x 8'9" (3.58m x 2.67m)  
Bedroom 9'1" x 8'6" (2.77m x 2.59m)





# Floorplan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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