

37 Dunkeld Place, Dundee  
DD2 2HW





## Summary

Top floor apartment, located in the popular West End of Dundee, which benefits from double glazing, electric heating and security entry system, offers comfortable accommodation and comprises: hall with two storage cupboards, hatch giving access to attic space, bright spacious lounge with space for dining table, fitted kitchen with integrated fridge, freezer, washing machine, tumble dryer, oven, hob, extractor, modern bathroom and two well appointed double bedrooms. Externally there is a communal drying area to the rear and off street parking to the front.

## Features

- Top Floor Apartment
- Popular Residential Area
- Convenient for local amenities
- Hall; Lounge
- Modern Kitchen
- Two Double Bedrooms
- Bathroom
- Electric Heating; DG; EPC - D
- Security Entry. Off Street Parking
- Communal Drying Area to rear

## Room Measurements

Lounge: 14'6 x 11'2 (4.43m x 3.40m)

Kitchen: 10'10 c 5'7 (3.20m x 1.69m)

Bedroom: 11'2 x 8'6 (3.40m x 2.60m)

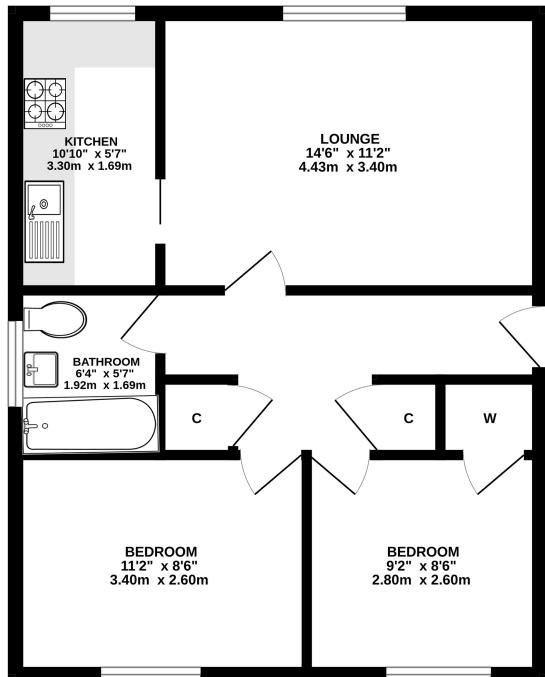
Bedroom: 9'2 x 8'6 (2.80m x 2.60m)

Bathroom: 6'4 x 5'7 (1.92m x 1.69m)



# Floorplan

2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, 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, fixtures, fittings and equipment shown have not been tested and no guarantee as to their operability or efficiency can be given.

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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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### ANSTRUTHER

5A Shore Street, Anstruther, KY10 3EA  
01333 310481  
anstrutherea@thorntons-law.co.uk

### ARBROATH

Brothockbank House, Arbroath,  
DD11 1NE  
01241 876633  
arbroathea@thorntons-law.co.uk

### BONNYRIGG

3-5 High Street, Bonnyrigg, EH19 2DA  
0131 663 7315  
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Citypoint, 3rd Floor, 65 Haymarket  
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0131 297 5980  
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### CUPAR

49 Bonnygate, Cupar, KY15 4BY  
01334 656564  
cuparea@thorntons-law.co.uk

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Whitehall House, 33 Yeaman Shore,  
Dundee DD1 4BJ  
01382 200099  
dundeea@thorntons-law.co.uk

### FORFAR

53 East High Street, Forfar, DD8 2EL  
01307 466886  
forfarea@thorntons-law.co.uk

### PERTH

7 Whitefriars Crescent, Perth, PH2  
0PA  
01738 443456  
perthea@thorntons-law.co.uk

### INVERNESS

Kintail House, 2 Sir Walter Scott  
Drive, Inverness, IV2 3BW  
01463 893997  
genea@thorntons-law.co.uk

### ST ANDREWS

19-21 Bell Street, St Andrews  
01334 474200  
standrewsea@thorntons-law.co.uk

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