



**Thorntons**  
The right way to move

7 West Path, Carnoustie, Angus  
DD7 7BX







## Summary

This well-presented semi-detached villa, is located within a popular residential area, and includes upgraded windows, doors, radiators and shower. The accommodation comprises entrance hall, lounge, dining room with double glazed doors leading to rear garden, fitted kitchen, upper hall, three well appointed bedrooms with fitted wardrobes and family bathroom. Externally, the house benefits from a side driveway with parking, front garden, and a generous enclosed rear garden.

## Features

- Attractive Semi Detached Villa
- Popular Residential Area
- Convenient For Local Amenities
- Hall; Lounge
- Dining Room
- Fitted Kitchen
- 3 Bedrooms
- Family Bathroom
- GCH; DG; EPC - C
- Gardens & Driveway

## Room Measurements

Lounge: 15'1 x 13'5 (4.60m x 4.10)  
 Dining Room: 13'2 x 9'10 (3.40m x 3.00m)  
 Kitchen/Breakfast: 11'10 x 9'0 (3.60m x 2.74m)  
 Bedroom: 10'10 x 10'2 (3.30m x 3.10m)  
 Bedroom: 14'1 x 10'10 (4.30m x 3.30m)  
 Bedroom: 11'10 x 7'10 (3.60m x 2.40m)  
 Bathroom: 9'7 x 6'5 (2.93, x 1.96m)

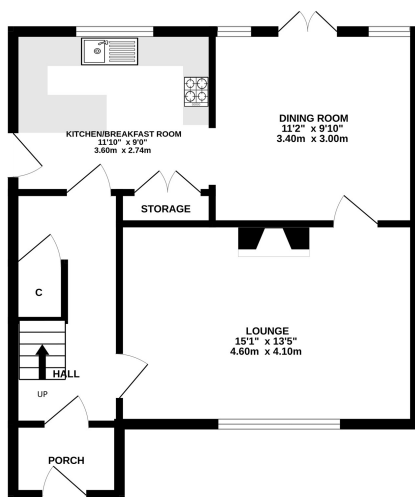




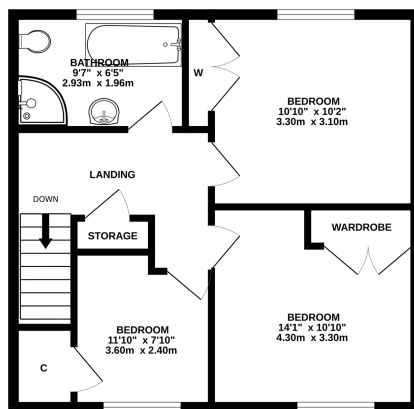


# Floorplan

GROUND FLOOR



1ST FLOOR



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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