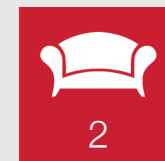




Thorntons
The right way to move

105 Keptie
Road,

Arbroath,
DD11 3EW





Summary

This generous semi-detached house is a bright and airy four-bedroom residence which offers buyers exciting opportunities to modernise and upgrade the spacious property to their tastes and requirements. The home also features a sun-facing living room with a fireplace, a dining room, a kitchen with a pantry and access to the garden, a four-piece family bathroom, and a separate ground-floor WC. Additionally, 105 Keptie Road benefits from mature private gardens, a dual-aspect summerhouse, a garden shed for storage, and a gated driveway leading to a single garage.

Extras: All fitted floor and window coverings, light fittings and kitchen appliances are included in the sale.

Features

- Semi-detached house in Arbroath
- Part of an established residential neighbourhood
- Vestibule and hall with storage and WC
- Sunny living room with fireplace
- Spacious dining room
- Kitchen with garden access
- South-facing main bedroom
- Two more double bedrooms (one with storage)
- Versatile fourth bedroom/study
- Four-piece bathroom
- Private gardens to the front and rear
- Dual-aspect summerhouse and a shed
- Private garage and driveway parking
- Gas central heating and double glazing



“A four-bedroom semi-detached house in Arbroath boasts two spacious reception rooms, a kitchen and a family bathroom (plus a ground-floor WC).”





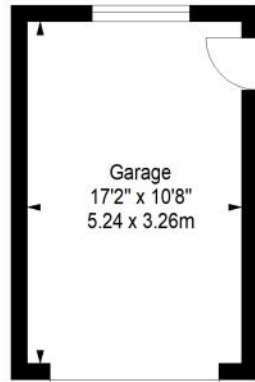


“The property is situated within easy walking distance of local amenities, including schools, shops, bus links, parks, and scenic outdoor spaces, such as Keptie Pond.”

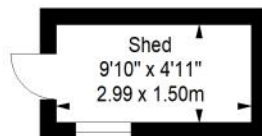


Floorplan

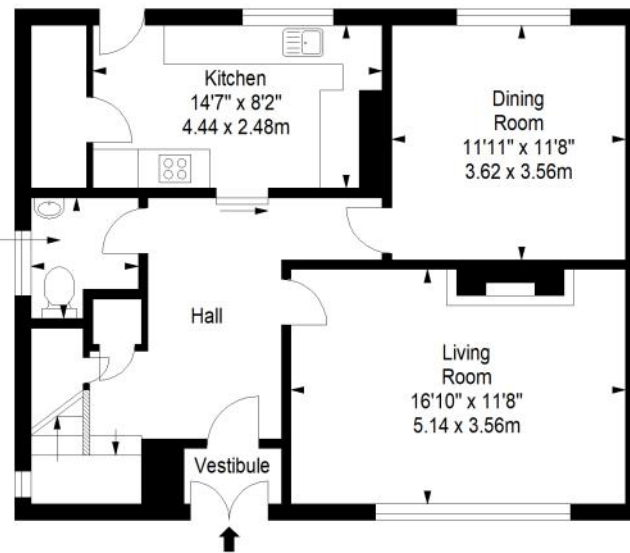
Garage
Approx. 17.1 sq. metres (184.1 sq. feet)



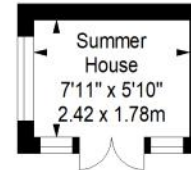
Shed
Approx. 4.5 sq. metres (48.4 sq. feet)



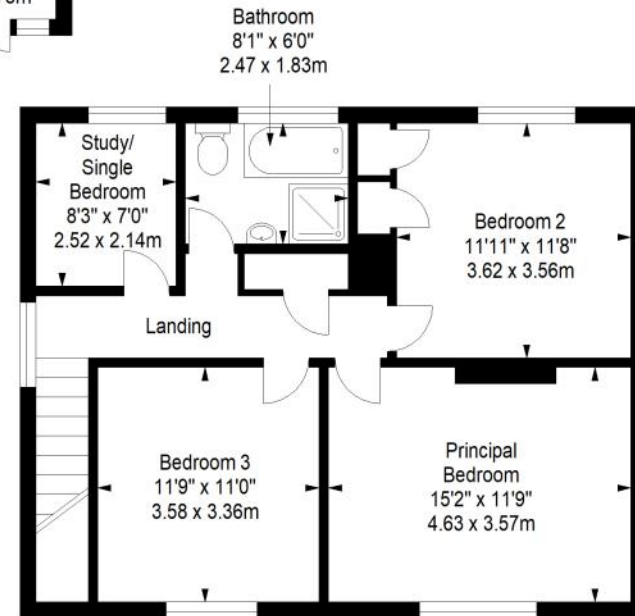
Ground Floor
Approx. 67.3 sq. metres (724.4 sq. feet)



Summer House
Approx. 4.3 sq. metres (46.3 sq. feet)



First Floor
Approx. 67.3 sq. metres (724.4 sq. feet)



Total area: approx. 134.6 sq. metres (1448.8 sq. feet)



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Our Branches

ANSTRUTHER

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

ARBROATH

165 High Street, Arbroath, DD1 1DR
01241 876633
arbroathea@thorntons-law.co.uk

BONNYRIGG

3-7 High Street, Bonnyrigg, EH19 2DA
0131 663 7135
bonnyriggea@thorntons-law.co.uk

CUPAR

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

DUNDEE

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

EDINBURGH

Citypoint, 3rd Floor, 65 Haymarket
Terrace, Edinburgh, EH12 5HD
0131 297 5980
edinea@thorntons-law.co.uk

PERTH

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

ST ANDREWS

17-21 Bell Street, St Andrews, KY16 9UR
01334 474200
standrewsea@thorntons-law.co.uk

FORFAR

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



@ThorntonsPropertyServices



@thorntonsproperty



@ThorntonsPS

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