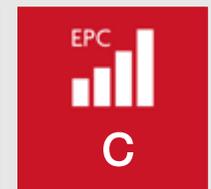




**Thorntons**  
The right way to move

17 Inchgarth Avenue, Forfar,  
Angus DD8 3LZ





## Summary

Semi-detached bungalow located within a popular residential area of Forfar. The property enjoys a convenient position within easy reach of the town centre, local supermarkets and Lochside Country Park. The bungalow offers well-proportioned accommodation and benefits from double glazing and gas central heating. The accommodation comprises Lounge, spacious dining kitchen, a modern shower room and two generously sized double bedrooms, both with built-in wardrobe storage. Externally, the property occupies a corner plot with neatly maintained gardens to the front, side and rear, all designed for ease of maintenance. A monoblock driveway provides private off-street parking and leads to a single garage.

---

## Features

- Semi Detached Bungalow in Quiet & Popular Residential Location
- Lounge with dual aspect windows
- 2 Double Bedrooms with Fitted Storage
- Modern Dining Kitchen with door to garden
- Shower Room
- Gardens, Driveway & Garage
- Early Viewing is Highly Recommended
- Gas Central Heating and Double Glazing
- EPC C

## Room Measurements

Lounge: 18'9 x 12'5

Kitchen: 15'1 x 10'11

Bedroom :12'5 x 10'1

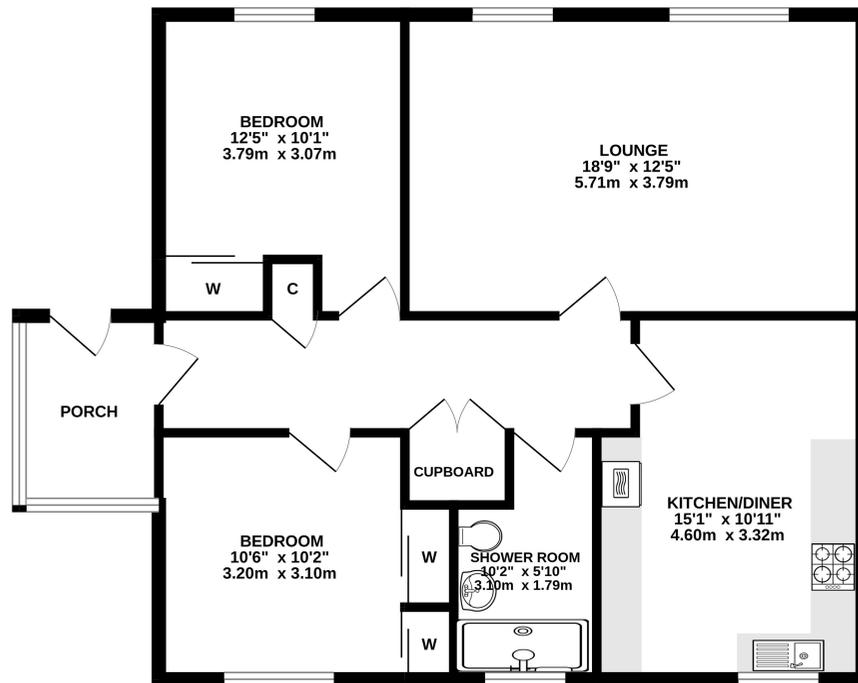
Bedroom: 10'6 x 10'2

Shower Room: 10'2 x 5'10



# Floorplan

## GROUND 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.  
Made with Metropix ©2026

## Our Branches

### 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  
bonnyriggea@thorntons-law.co.uk

### EDINBURGH

Citypoint, 3rd Floor, 65 Haymarket Terrace, Edinburgh, EH12 5HD  
0131 297 5980  
edinburghea@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

### 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

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.

Thorntons is a trading name of Thorntons Law LLP Regulated by The Law Society of Scotland



@ThorntonsPropertyServices



@ThorntonsProperty



@ThorntonsPS