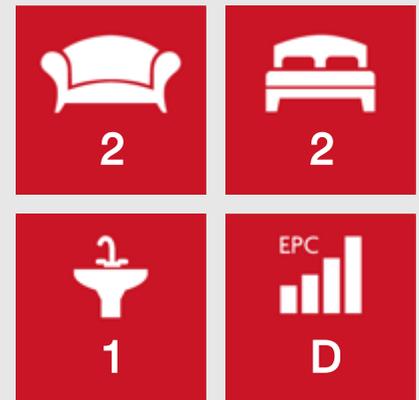




**Thorntons**  
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4 Kerbet Place, Douglastown,  
Forfar, Angus DD8 1UW





## Summary

A well-appointed semi-detached bungalow set within a desirable residential area and enjoying open countryside views to the rear. The property benefits from double glazing and oil-fired central heating and is offered with blinds and floor coverings included. The accommodation comprises a welcoming hallway, bright dual-aspect lounge, fitted kitchen with integrated electric oven, hob and extractor hood, two well-proportioned bedrooms, a flexible dining room/bedroom three, and a three-piece shower room. Externally, there is a driveway leading to a single garage and neatly maintained gardens laid to lawn with a paved patio and timber shed. The rear garden backs onto open countryside, providing a pleasant and private outlook. Early viewing is recommended.

## Features

- Semi Detached Bungalow
- Bright Lounge
- 2 bedrooms
- Bedroom 3 / Dining Room with Doors to Garden
- Kitchen with door to garden
- Shower Room
- Oil Central Heating & Double Glazing
- Delightful Rural Location
- Single Garage & Driveway
- Early Viewing is Highly Recommended

## Room Measurements

Lounge: 14'9 x 10'6

Dining Room: 12'6 x 8'2

Kitchen: 10'2 x 7'10

Bedroom: 8'10 x 6'11

Bedroom: 10'2 x 8'10

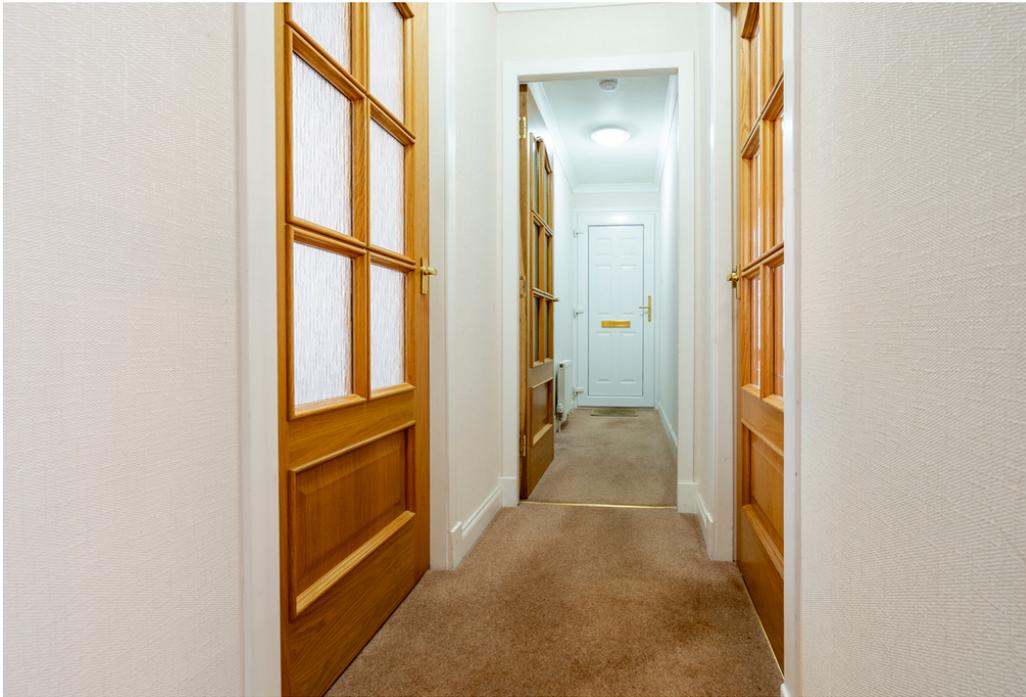
Shower Room: 6'7 x 6'3



Early viewing is highly recommended to fully appreciate the accommodation and location on offer.





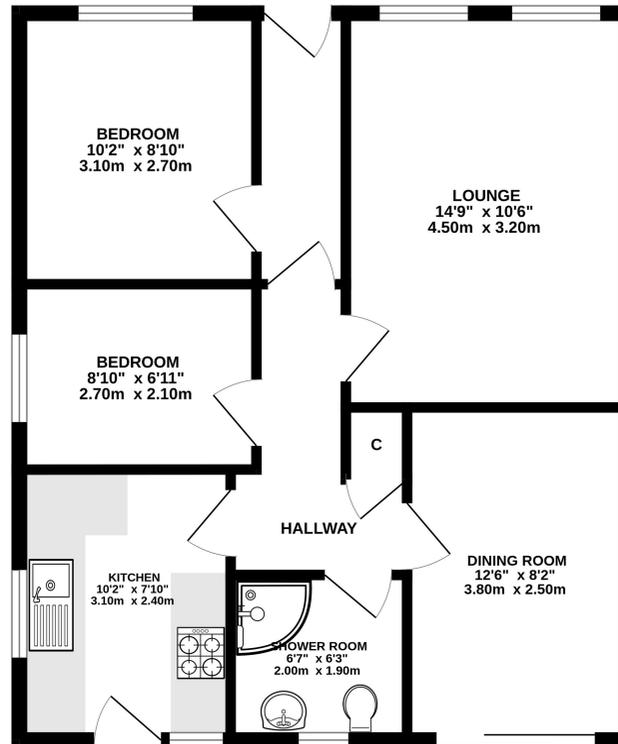


A well-appointed semi-detached bungalow set within a desirable residential location and enjoying open countryside views to the rear.



# 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.  
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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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## 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 7135  
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  
dundeeea@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 383977  
genea@thorntons-law.co.uk

### ST ANDREWS

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

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