



Thorntons 
The right way to move

46 Sutherland Crescent

Dundee, DD2 2HP





Summary

Representing a generous family home, this four-bedroom, two-bathroom residence is set in an established residential area of coastal Dundee. The property comes with a mature, south-facing rear garden with a spacious summerhouse as well as a private driveway leading to a detached garage. The home further enjoys spacious accommodation and open-plan reception areas with neutral interiors throughout. Located less than ten minutes' commute from Dundee's High Street, residents benefit from easy access to excellent amenities, including shops, cafes, bars and restaurants, primary schools, and scenic green space, as well as regular bus links. Extras: all fitted floor and window coverings, light fittings and integrated/freestanding kitchen appliances are included in the sale.

Features

- Impressive detached house
- Established residential setting in Dundee
- Entrance hall with storage
- Living room with fireplace
- Spacious, stylish dining kitchen
- Two double bedrooms with wardrobes
- Two more spacious bedrooms
- Three-piece family bathroom
- Separate modern shower room
- South-facing triple-aspect conservatory
- Private gardens to the front and rear
- Well-appointed summerhouse
- Detached garage and private driveway
- Gas central heating and double glazing



“This four-bedroom, two-bathroom family home boasts generous open-plan living spaces - perfect for socialising.”





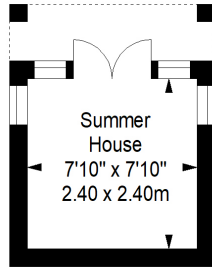


“The property enjoys a south-facing rear garden with a summerhouse, a mature front garden, a single garage and a private driveway.”

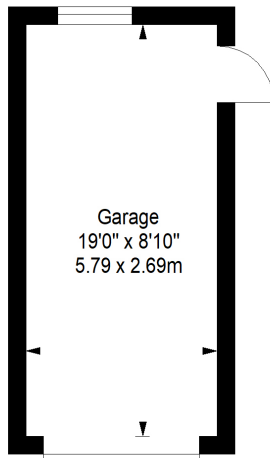


Floorplan

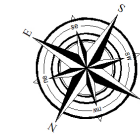
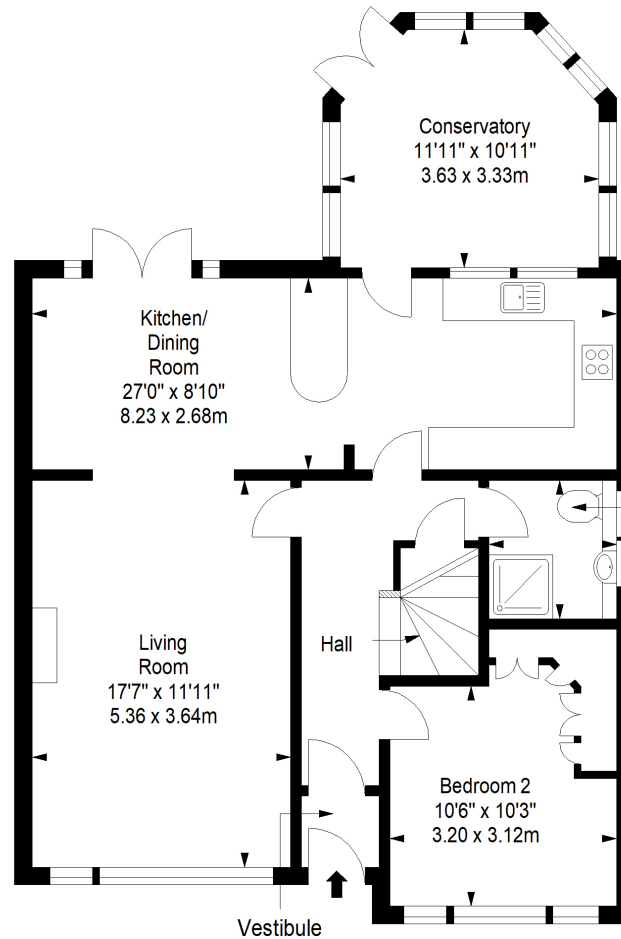
Summer House
Approx. 5.8 sq. metres (62.4 sq. feet)



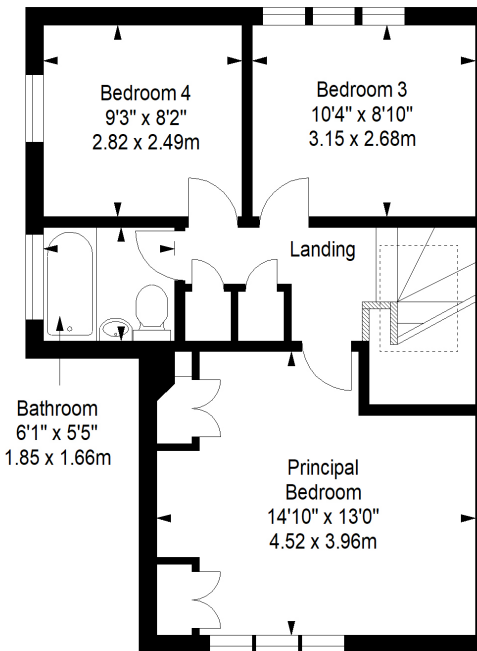
Garage
Approx. 15.7 sq. metres (169.0 sq. feet)



Ground Floor
Approx. 82.0 sq. metres (882.7 sq. feet)



First Floor
Approx. 45.6 sq. metres (490.9 sq. feet)



Total area: approx. 149.1 sq. metres (1605.0 sq. feet)



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