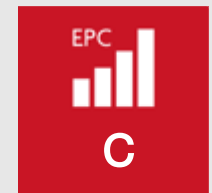
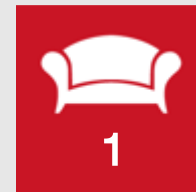




Thorntons
The right way to move

11a Killin Avenue, Dundee DD3
6ED





Summary

Ground floor flat, in a popular residential area of Dundee, ideal for investors or buyers looking for a renovation project, which offers well-proportioned accommodation and comprises: spacious lounge, separate kitchen, double bedroom, and bathroom. With its own ground floor access, the flat provides convenience and ease of entry, making it suitable for a wide range of purchasers. Internally, the property requires a full upgrade, presenting a fantastic blank canvas for those looking to add value and modernise to their own taste and specification. This property also benefits from a private driveway to the side, private front garden and communal garden with drying area to rear along with a small area of garden with shed and patio directly to the rear.

Features

- Ground Floor Flat
- In Need of Modernisation
- Lounge
- Kitchen
- Double Bedroom
- Bathroom
- GCH; DG; EPC - C
- Private Driveway
- Private Front Garden and Communal Rear Garden
- Ideal First Time Buy or Investment (holiday or rental)

Room Measurements

Lounge: 17'2 x 12'2 (5.23m x 3.72m)

Kitchen: 12'2 x 8'11 (3.72m x 2.73m)

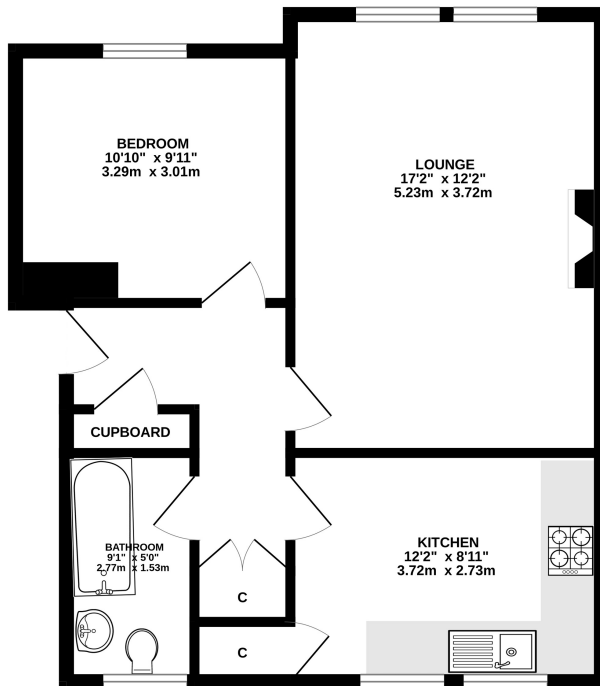
Bedroom: 10'10 x 9'11 (3.29m x 3.01m)

Bathroom: 9'1 x 5'0 (2.77m x 1.53m)



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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