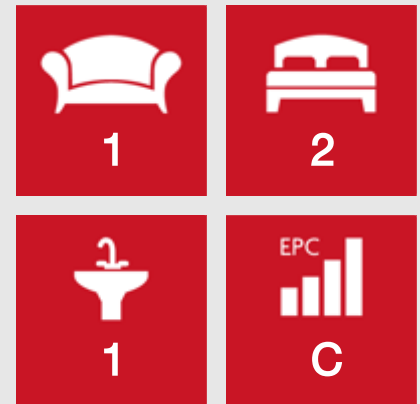




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1/1, 23 Caird Avenue, Dundee
DD3 8AS





Summary

Spacious First Floor Flat situated within a popular residential area. The property which benefits from double glazing, security entry system and gas central heating comprises hall with all accommodation, bright spacious lounge with front facing window, fitted kitchen with both wall mounted and base units, plumbing for washing machine, space for cooker, two well appointed double bedrooms and bathroom fitted with three piece suite. Externally there is a communal garden to the rear which is mainly laid to lawn. Viewing is highly recommended.

Features

- Spacious 1st Floor Flat
- Popular Residential Area
- Hall, Lounge, Kitchen
- 2 Double Bedrooms, Bathroom
- Double glazing, Gas CH
- Security Entry System
- Communal Garden to Rear
- Viewing Highly Recommended
- EPC C

Room Measurements

Lounge: 15' 1" x 11' 5" (4.60m x 3.48m)

Kitchen: 10' 0" x 7' 9" (3.05m x 2.36m)

Bedroom: 13' 11" x 11' 0" (4.24m x 3.35m)

Bedroom: 12' 10" x 10' 9" (3.91m x 3.28m)

Bathroom: 8' 2" x 4' 6" (2.49m x 1.37m)



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-assertion. 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

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

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
dundeesea@thorntons-law.co.uk

FORFAR

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

MONTROSE

55 High Street, Montrose, DD10 8LR
01674 673444
montrosesea@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

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 @ThorntonsPropertyServices  @ThorntonsProperty  @ThorntonsPS