

Highmill Court
Shepherds Loan
Dundee



Plot No	Bedrooms	Price
2	4 Bedroom Apartment	Price on Application
3	3 Bedroom Apartment	Fixed Price £324,995

Viewing & Enquiries

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Thorntons 
Let's get a move on!

**Luxurious Apartments Highmill Court
Shepherds Loan
Dundee DD2 1UN**



Fixed Prices From £324,995

Highmill Court

Shepherds Loan

Dundee DD2 1UN

In a much sought after West End location, these outstanding apartments, with New York loft style interiors, are in proximity to the picturesque Magdalen Green Area and the vibrant Perth Road location.

They provides spacious contemporary accommodation finished to an extremely high standard of design to ensure the conversion works blend sympathetically with the retained features of this historical Grade A listed building. The design team at Brian Doig and Roy Walker Developments Limited has worked with the architects and interior designers to provide exceptional award winning layouts and styling.

Dundee is undergoing a regeneration including the waterfront transformation and the V & A Museum. These impressive Apartments are considered suited to those looking for quality accommodation and investment in this sought after area of the city, convenient for both universities, Ninewells Hospital and the City Centre.

Location:

Travelling out of the city centre on Perth Road through the University Campus, Shepherds Loan is, thereafter, off to the left. Alternatively, travelling west on Magdalen Yard Road alongside Magdalen Green, turn right into Shepherds Loan. The Highmill Court building is midway up on the eastern side of the street and the subject apartments are located at ground floor and lower ground floor level. An established and popular location, Shepherds Loan is well placed to take full advantage of the development works which are underway, nearing completion and within short walking distance.

Features

-) Magnificent Conversion
-) Contemporary finish
-) Lounge/Dining/Kitchen
-) 3 & 4 Bedrooms
-) Quality En Suites
-) Luxury Bathroom/Sower Rooms
-) Wet Electric Heating System
-) Part Under Floor Heating
-) Double Glazing
-) Air Conditioned
-) Specialist Lighting
-) Luxuriously Appointed
-) Reserve Now





GROUND FLOOR PLAN



FIRST FLOOR PLAN

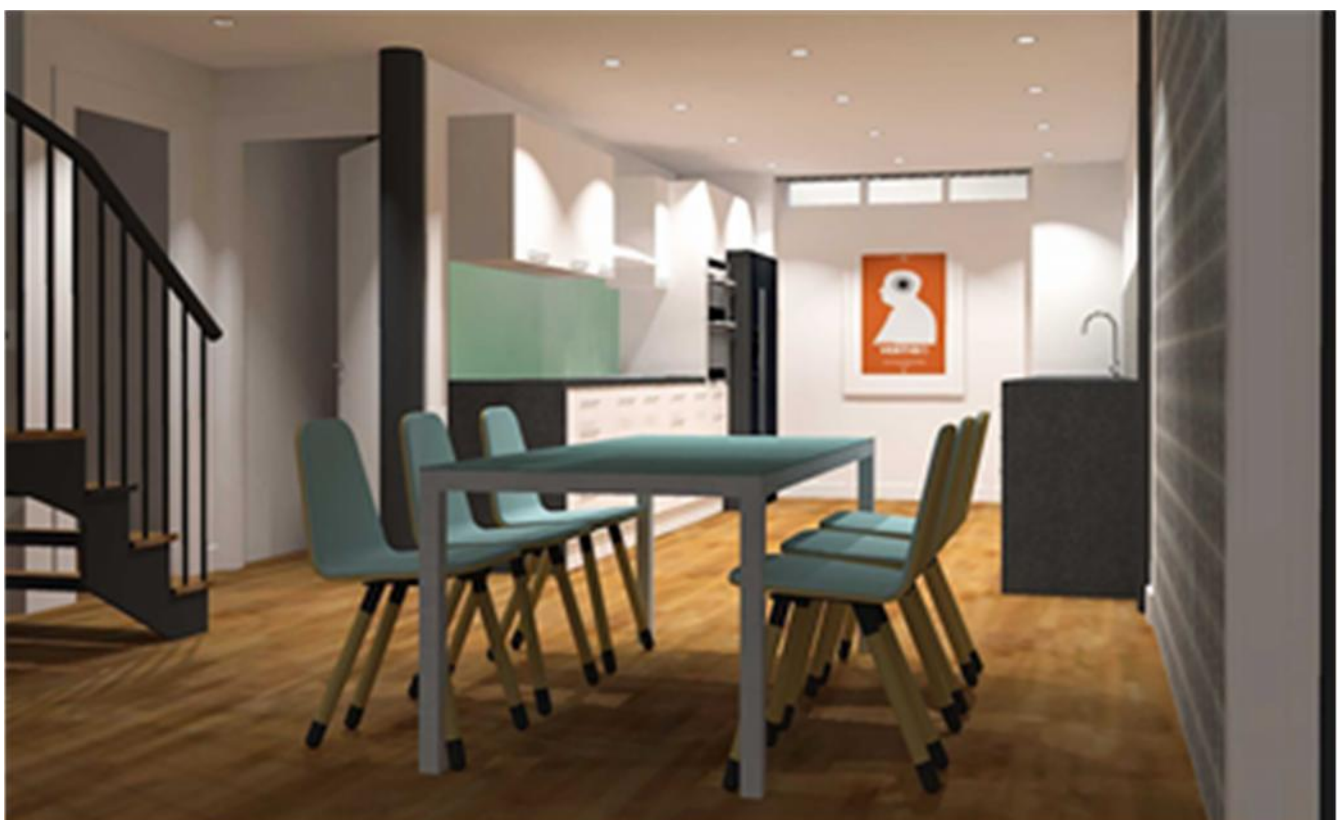
FLOOR AREAS	(ALL APPROX SIZES)
GROUND FLOOR	127 SQM
FIRST FLOOR	68 SQM
OVERALL FLOOR AREA	195 SQM

PHASE TWO - APARTMENT TWO

PLANS

Living Area	21'5 x 31'9	(6.54m x 9.70m)
Kitchen	13'7 x 10'8	(4.15m x 3.24m)
Utility	5'3 x 6'1	(1.60m x 1.85m)
Downstairs Store	8'8 x 5'8	(2.64m x 1.74m)
Bedroom 1	16'8 x 9'10	(5.08m x 3.00m)
Dressing Room	8'0 x 9'10	(2.45m x 3.01m)
Ensuite	4'11 x 9'10	(1.50m x 3.01m)
Upstairs Store	8'8 x 4'11	(2.64m x 1.49m)
Study Area	10'6 x 10'9	(3.19m x 3.27m)
Bedroom 2	14'3 x 10'3	(4.34m x 3.12m)
En Suite	5'7 x 8'8	(1.70m x 2.63m)
Bedroom 3	14'5 x 9'3	(4.39m x 2.81m)
Bedroom 4	14'5 x 9'3	(4.40m x 2.84m)

NOTE - Sizes and layouts are taken from the original architect drawings and may alter during construction.





GROUND FLOOR PLAN

FIRST FLOOR PLAN

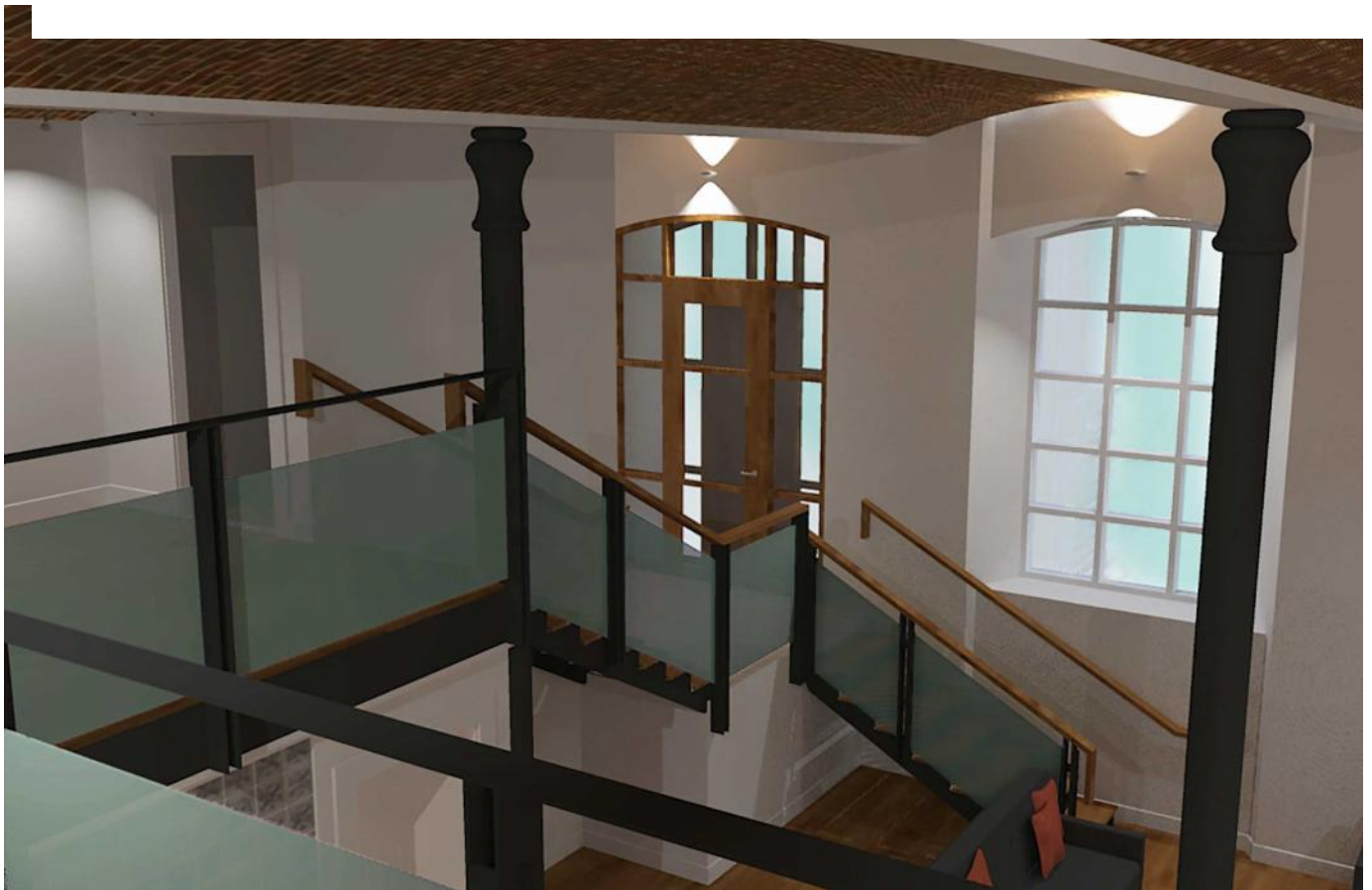
FLOOR AREAS (ALL APPROX SIZES)	
GROUND FLOOR	98 SQM
FIRST FLOOR	51 SQM
OVERALL FLOOR AREA	149 SQM

PHASE TWO - APARTMENT THREE

PLANS

Living Area	21'3 x 32'2	(6.48m x 9.80m)
Kitchen	9'3 x 9'10	(2.82m x 3.00m)
Utility	9'5 x 6'1	(2.87m x 1.85m)
WC	4'5 X 6'4	(1.35m X 1.93m)
Downstairs Store	8'10 x 3'9	(2.69m x 1.14m)
Bedroom 1	9'3 x 9'10	(2.82m x 3.00m)
Upstairs Store	8'8 x 3'9	(2.64m x 1.14m)
Study Area	10'6 x 10'9	(3.20m x 3.28m)
Bedroom 2	9'3 x 10'3	(2.82m x 3.12m)
En Suite	3'1 x 9'3	(0.94m x 2.82m)
Bedroom 3	14'5 x 9'5	(4.39m x 2.87m)
En Suite	5'7 x 8'9	(1.70m x 2.67m)

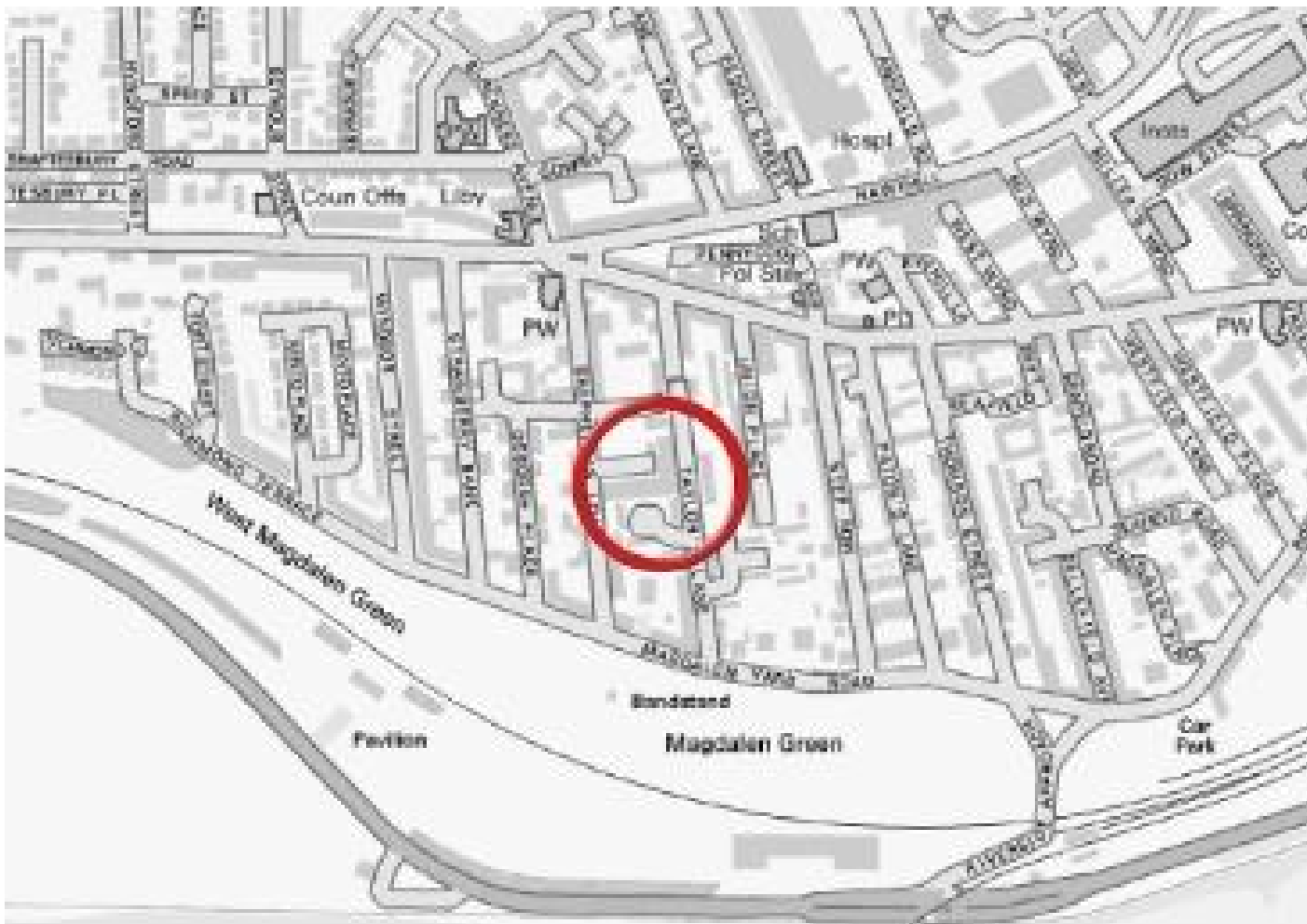
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Selected Specification details

- Designer kitchen with granite worktops, LED lighting to units, integrated ceramic induction hob, stainless steel extractor, double oven, combination microwave oven, coffee machine, American Style Fridge Freezer, Miele multi-functional dishwasher, Miele integrated washer dryer.
- Bathroom, En Suite & WC incorporate bespoke natural stone floor and full height stone finish to walls. Sanitary ware by Duravit. Quality white suites including wall hung WC, concealed flush cistern, soft close seat, quality bath or shower tray. Bath filler with integrated low level shower handset to all bathrooms. Heated towel rail.
- Mezzanine floor has bespoke architecturally designed metal & glass balustrades and staircase.
- Barrel vaulted ceiling with concealed perimeter lighting in selected rooms.
- Original cast iron column incorporated into the design.
- Wet Electric Heating System. Under-floor heating throughout ground floor. Air conditioned interior.
- Hardwood flooring continued from living/ dining room into the open planned kitchen area.
- Contemporary brushed steel door ironmongery, switch and socket plates. Specialist designer lighting system. Recessed downlights, automatic interior cupboard lighting.
- Fitted or walk in wardrobes with rails, shelves, racks, drawers and interior lighting.
- Bespoke private off street entrance doors with veneer and solid wood.





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