



Thorntons
The right way to move

35 E Blackness Avenue,
Dundee DD2 1EY

 1	 3
 1	 EPC D



Summary

Impressive and spacious apartment offers comfortable accommodation which comprises: bright lounge with feature bay window, fitted modern kitchen with breakfast bar, fully tiled bathroom with 3-piece suite and three well-proportioned bedrooms (two benefitting from integrated storage). Carpets, washing machine, fridge freezer and breakfast bar stools included in the sale. Some furniture may be available under separate negotiation. Property benefits from electric heating system, double glazing, well maintained communal rear garden and on-street parking.

HR VAL £185,000

Features

- HR VAL £185,000
- Top Floor Apartment
- Popular Central Location
- Lounge with River Tay Views
- Kitchen
- Bathroom
- 3 Bedrooms
- Communal Area To Rear
- Council Tax Band C
- DG, Electric Heating, EPC D

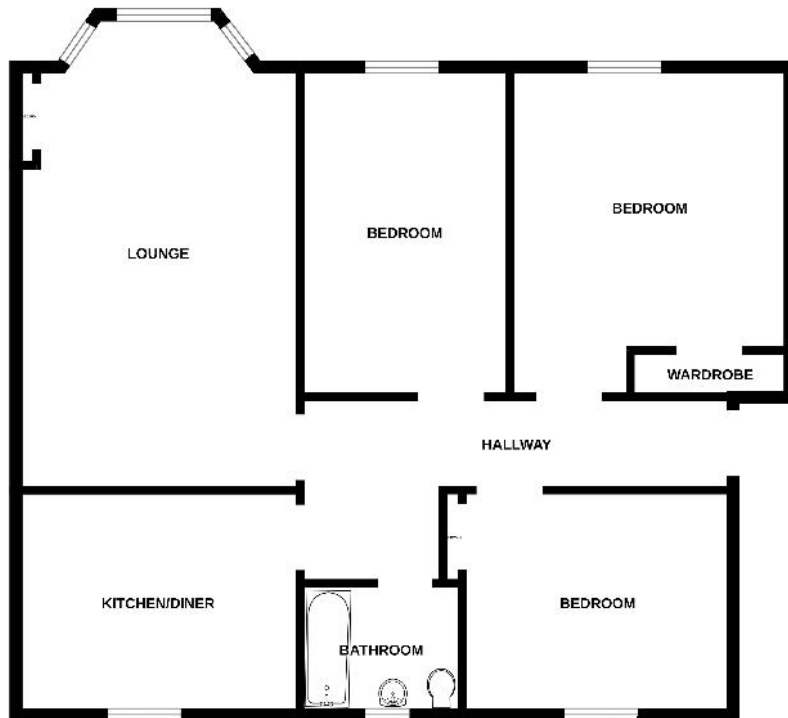
Room Measurements

Lounge	19'6" x 12'3"
Kitchen/Dining	13'2" x 11'9"
Bedroom	11'6" x 11'0"
Bedroom	11'1" x 8'9"
Bedroom	10'7" x 10'3"
Bathroom	7'0" x 6'5"



Floorplan

SECOND FLOOR



While every effort has been made to ensure the accuracy of the floorplan, the measurements shown are approximate and should not be used as a basis for any legal or financial transaction. The plan is for illustrative purposes only and should be used in conjunction with the property particulars. It is advised that you should not rely on the floorplan as a guarantee of the accuracy of the measurements shown. Measurements are given to the nearest millimetre.

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