



lindsays

14 Richmond Terrace
Dundee, DD2 1BQ

"A two bedroom ground floor apartment in the heart of the West End with beautiful river views"

- Hallway
- Open Plan Lounge/Dining Room with Balcony
- Breakfasting Kitchen
- Master Bedroom with En Suite Shower Room
- Further Double Bedroom
- Bathroom
- Double Glazing
- Gas Central Heating
- Garage
- Front Garden

EPC Rating C

OFFERS OVER £250,000



Description

A rare opportunity to purchase a spacious ground floor apartment boasting wonderful river views and located in a quiet cul-de-sac in the heart of the popular West End of Dundee next to the iconic Magdalen Green. This attractive apartment benefits from gas central heating with a recently renewed boiler, double glazing and secure entry system. Included in the sale are all carpets, floorcoverings and blinds where fitted along with the integrated oven, hob, fridge, freezer, dishwasher and freestanding washing machine in the kitchen.

The accommodation which is all on the ground floor comprises a bright south facing lounge/dining room with patio doors leading to the covered balcony ideal for enjoying the lovely river views. There is a spacious kitchen with ample room for a table and chairs, master bedroom benefitting from two double wardrobes and an en suite shower room, further double bedroom and bathroom with shower over the bath.

Externally at the front of the property is a small private garden laid with lawn. At the rear of the building lies the garage and also visitors parking.

Ground floor apartments with views and outdoor space are rarely available and we strongly recommend early viewing.

Area

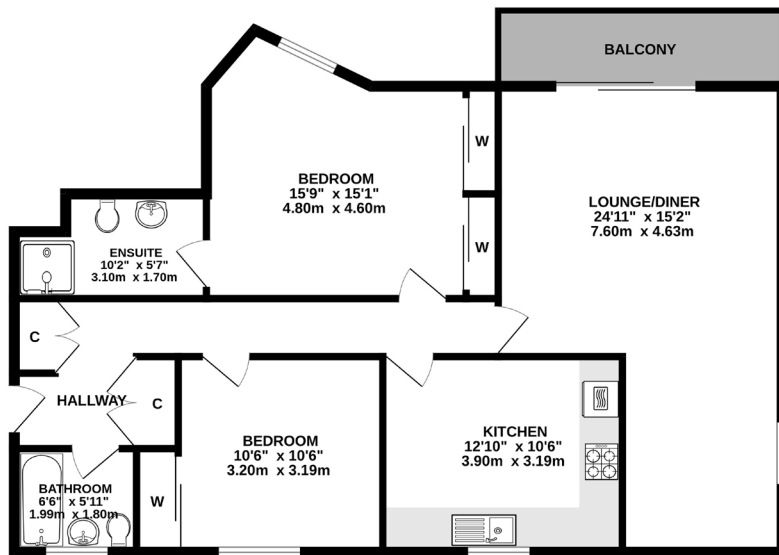
Richmond Terrace lies at the end of Magdalen Green and is within walking distance of the vibrant Perth Road and also the lovely riverside walks. Dundee is Scotland's fourth largest and notably sunniest city. Situated on the north shore of the River Tay it was recently voted by the Sunday Times as one of the top twelve places to live in Britain. Now a UNESCO City of Design it has undergone dramatic redevelopment at the waterfront which includes the V & A 'Museum of Design Dundee' which opened in September 2018, RRS Discovery and HM Frigate Unicorn. Further museums, art centres and theatres can be found across the city including the McManus Galleries and Dundee Contemporary Arts Centre. Dundee has a very diverse mix of culture, history and education and boasts two football clubs, two excellent universities Dundee and Abertay, along with the renowned Ninewells Teaching Hospital. There are a great variety of bars, restaurants and amenities along with excellent transport links with a main line railway, airport and the A90 trunk road from Edinburgh to Aberdeen.

Viewing

By appointment through Lindsays on 01382 802050



GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs 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 for 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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Prospective purchasers are requested to note formal interest with Lindsays as soon as possible after viewing in order that they may be informed of any closing date. The sellers reserve the right to sell without imposing a closing date and do not bind themselves to accept the highest offer or any offer. No warranty will be given for any appliances included in the sale. These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. Dimensions are approximate.