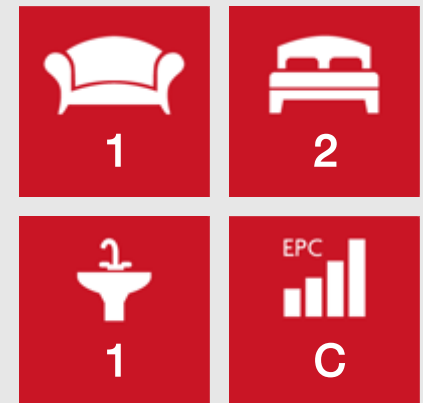




**Thorntons**  
The right way to move

54 Gowan Rigg, Forfar, Angus  
DD8 2EE





## Summary

Well maintained detached bungalow which occupies a well proportioned corner site within a highly desirable residential location. The property benefits from double glazing, gas central heating and will be sold with blinds and floor coverings included. The accommodation comprises: reception hall, spacious lounge, dining kitchen with a range of wall and base units, integrated electric hob, oven, extractor hood, fridge and fitted cupboard. Two double bedrooms with built-in wardrobes and 4-piece bathroom suite. Washing machine (in kitchen), chest freezer and drawer freezer (in garage) to be included in sale. Externally, landscaped gardens with mature shrubs surround the property and there is a useful shed and a Summerhouse. The driveway provides off street parking and leads to the detached single garage.

## Features

- Detached Bungalow
- Good Sized Corner Plot
- Lounge
- Dining Kitchen
- 2 Double Bedrooms
- 4-Piece Bathroom Suite
- D/G & Gas CH
- Landscaped Gardens, Summerhouse & Shed
- Single Garage & Driveway

## Room Measurements

Lounge 14'10 x 15'2 (4.52m x 4.62m)

Dining Kitchen 10'0 x 12'8 (3.05m x 3.86m)

Bedroom 9'10 x 13'1 (3.00m x 3.99m)

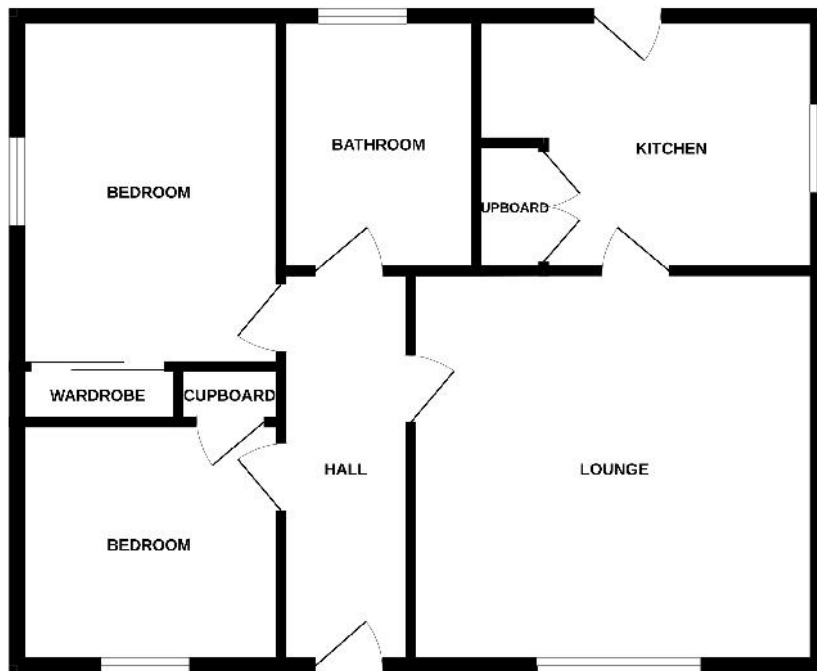
Bedroom 2 9'0 x 9'10 (2.74m x 3.00m)

Bathroom 6'3 x 9'8 (1.91m x 2.95m)



# Floorplan

GROUND FLOOR



THIS FLOOR PLAN IS A REPRESENTATION OF THE PROPOSED DEVELOPMENT AND IS NOT A CONTRACT. THE ACCURACY OF THE INFORMATION CONTAINED HEREIN IS NOT GUARANTEED. THE DEVELOPER ACCEPTS NO LIABILITY FOR ANY LOSS OR DAMAGE, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THIS FLOOR PLAN. THE DEVELOPER ACCEPTS NO LIABILITY FOR ANY LOSS OR DAMAGE, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THIS FLOOR PLAN. THE DEVELOPER ACCEPTS NO LIABILITY FOR ANY LOSS OR DAMAGE, INCLUDING CONSEQUENTIAL DAMAGES, ARISING FROM THE USE OF THIS FLOOR PLAN.

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