

Connelly Yeoman



9 GLENESK AVENUE, ARBROATH, DD11 5JQ

END TERRACED VILLA



Key Features

- Spacious Two Bedroom End Terraced Villa
- Within a popular residential area close to the town centre and most amenities
 - Gas Fired Central Heating, Double Glazing and ample storage
 - Easily maintained gardens to the front and rear, Two Outhouses



OFFERS OVER

£105,000

Property Description

This well presented, bright and airy, END TERRACED VILLA is ideally situated within a popular residential area close to the town centre and provides generously proportioned accommodation over two levels. The property has been well maintained and enjoys the benefit of Gas fired central, double glazing and ample storage. Of particular note, new Double glazed front and rear entrance doors have been recently fitted and there are also new internal doors in an attractive wood finish. Outside, the good sized front garden is laid out in lawn with hedging borders and the rear garden is laid out in lawn and borders of shrubs and flowers. Two stone Outhouses which belong to the property. Early viewing of this attractive property is recommended.

ACCOMMODATION:

ENTRANCE HALLWAY, LOUNGE & DINING AREA, KITCHEN; UPPER FLOOR:- 2 BEDROOMS, BATHROOM.

ENTRANCE HALLWAY:

Enter via Double glazed front entrance door into the Hallway, with access to the Lounge and staircase leading to the upper floor accommodation. CH Radiator. Recently fitted new internal doors.

LOUNGE & DINING AREA:

Approx. 12'5 x 11'6 in the lounge area, with neutral decor and feature open plan through into the Dining area. Large, front-facing picture window in the lounge. CH Radiator.

The Dining Area measures approx. 8'8 x 6'7 with a rear-facing window. A door from here leads into the Kitchen.

KITCHEN:

Approx. 9'8 x 8'2 with a rear-facing window and a double glazed door out into the rear garden. The kitchen is fitted with a good range of base and wall mounted storage units in a light cream colour with wood trim, wood effect worktop surfaces. Sink and drainer. Space for white kitchen goods/appliances. CH Radiator. Large under-stair storage cupboard.



UPPER FLOOR: Staircase leading to the upper floor landing, with a window on the landing area. Access to the Bedrooms and Bathroom. New internal doors.

BEDROOM 1:

Approx. 11'9 x 10'3. A bright and airy double bedroom, with a front-facing window. Neutral decor. Three built-in wardrobe/storage cupboards. CH Radiator.

BEDROOM 2:

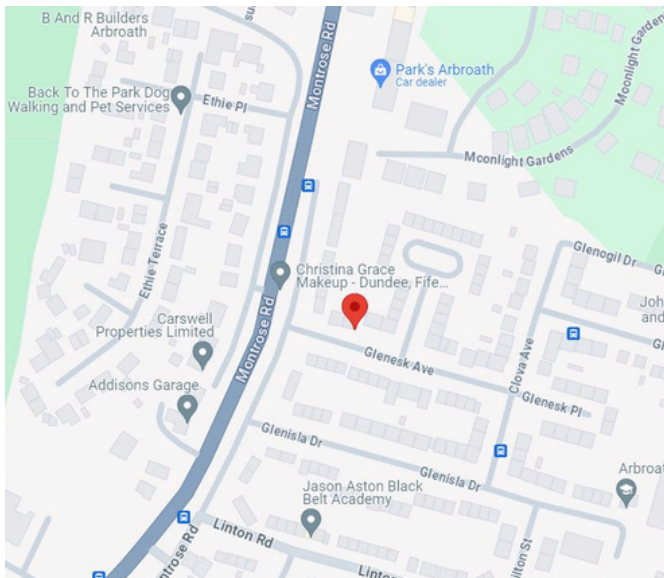
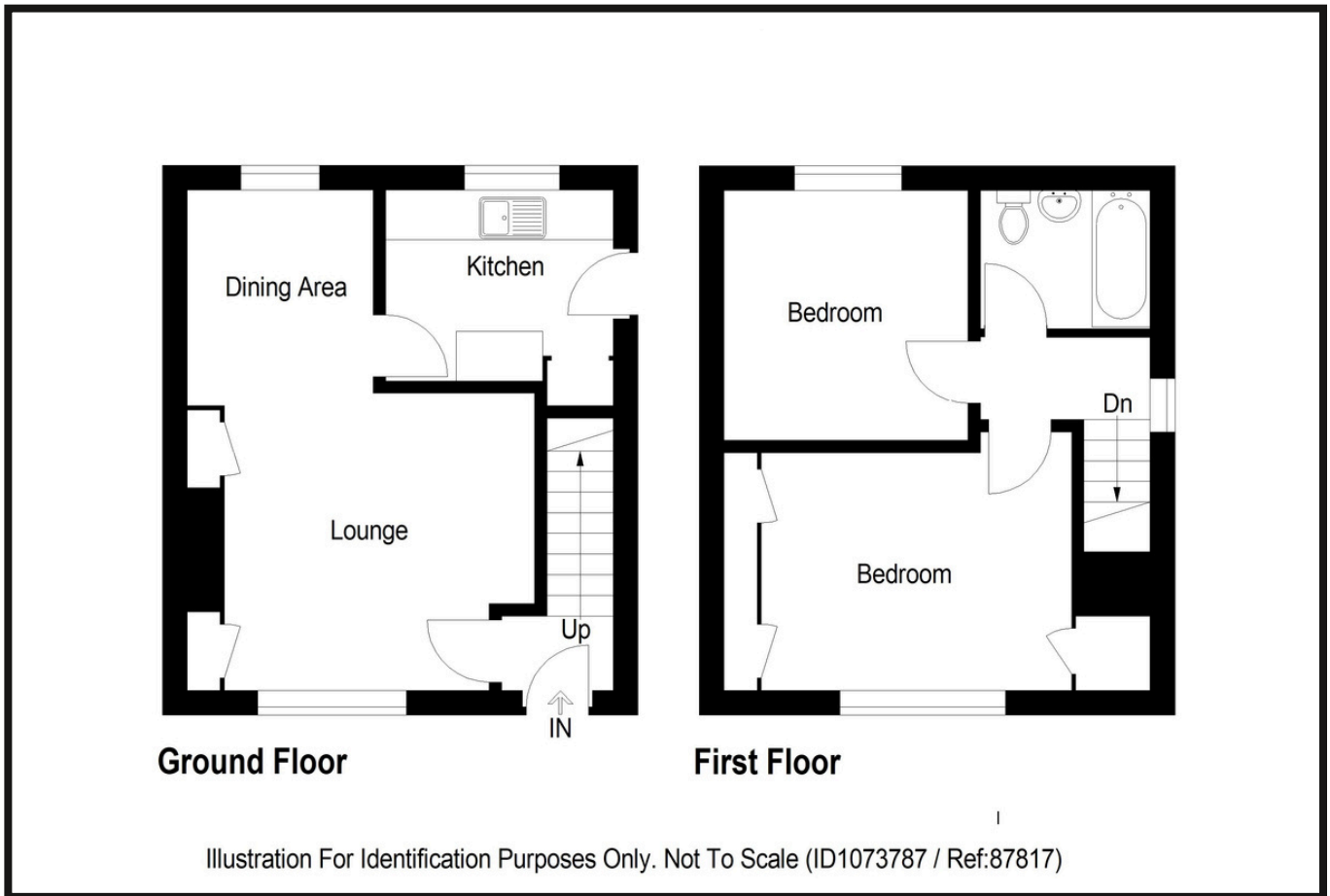
Approx. 10'1 x 10. Another good sized bedroom, with a rear-facing window. CH Radiator.

FAMILY BATHROOM:

Approx. 6'6 x 5'7. Comprising a three piece bathroom suite with a shower over the bath with fitted glass shower screen. Full wall tiling. Opaque glass window. CH Radiator.



Property Professionals



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