



lindsays

4 William Street,
Tayport DD6 9HN

"Upper maisonette with views across the River Tay. A perfect fixer-upper."

- Hall
- Lounge
- Kitchen/Dining
- Double Bedroom
- Bathroom
- Double Glazing
- Electric Heating
- Communal Gardens

EPC Rating F

OFFERS OVER £60,000



Description

Lindsays are delighted to offer to the market this upper maisonette situated in the popular coastal town of Tayport. The property enjoys views across the River Tay from the upper floor and is ideally situated for ease of access to a number of local amenities including shops and a regular commuter bus route. The property does require total upgrading, and this is reflected in the asking price.

The accommodation is situated over two floors comprising: hallway, lounge and kitchen/dining room on the lower floor. The upper floor has a good-sized double bedroom and bathroom. Benefits include double glazing and electric heating. Outside to the rear is a communal garden laid with chipped stones and paved patio.

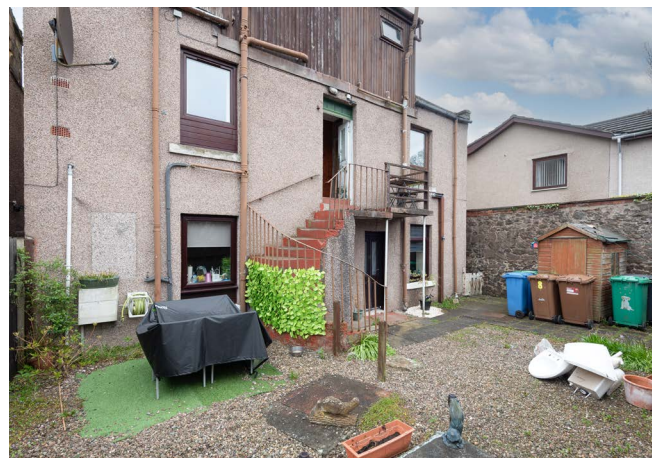
The property will appeal to a number of buyers and early viewing is highly recommended.

Area

Tayport is situated on the banks of the River Tay with good local facilities including shops, primary school, social and leisure facilities including marina, Tentsmuir National Nature Reserve and beach. For the golf enthusiast there are the courses at Scotsraig and Drumoig with historic St Andrews and the famous Old Course just a fifteen-minute drive. There are regular commuter bus services to the surrounding areas as well as Dundee, St Andrews, Leuchars and Cupar. Dundee lies just over the bridge and offers all the amenities of a major city with main line railway links to north and south of the country, airport offering flights to London and some other cities while the A90 gives easy access to Aberdeen, Perth, Edinburgh and Glasgow.

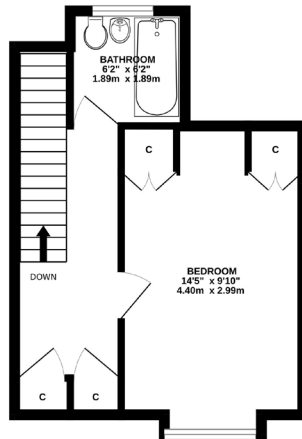
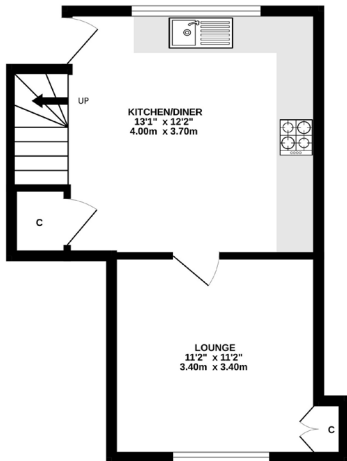
Viewing

By appointment through Lindsays on 01382 802050 or dundeeproperty@lindsays.co.uk



1ST FLOOR

2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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 by 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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T: 01382 802050 E: dundeeproperty@lindsays.co.uk W: property.lindsays.co.uk

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.