



lindsays

51 Prieston Road,
Dundee, DD3 0LY

"Spacious three-bedroom end-terraced villa in a popular residential area"

- Hallway
- Lounge/Dining Room
- Kitchen
- Three Bedrooms
- Bathroom
- Double Glazing
- Gas Central Heating
- Garden & Driveway

EPC Rating C

OFFERS OVER £125,000



Description

This is an excellent opportunity to purchase this spacious three-bedroom and terraced villa in a much sought after location. Prieston Road is ideally situated for ease of access to a number of local amenities including shops, schools, and a regular commuter bus route. Benefits include double glazing, gas central heating, CCTV system and floored attic space. Included in the sale are all floorcoverings, blinds where fitted, wardrobes in bedrooms one and two, washing machine, fridge-freezer and the integrated dishwasher. The property has recently had new double-glazed units installed, new front and rear doors and has been externally painted.

The property offers good-sized accommodation over two floors and comprises: hallway with large walk-in cupboard which could be converted into a wc/cloakroom if required, a bright and spacious lounge/dining room, fitted kitchen with built-in storage cupboards, one of which houses the washing machine and fridge-freezer. Upstairs there are three good sized bedrooms and a family bathroom with wet wall lining and shower over the bath. Outside the front garden is laid to monobloc providing off-street parking for two vehicles. The rear garden is fully enclosed and is mainly laid in lawn with a deck area and a large brick built shed.

This property will appeal to a variety of buyers and early viewing is highly recommended.

Area

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.

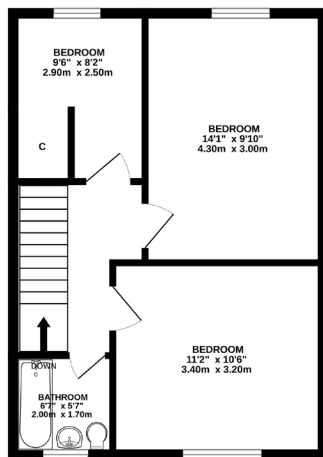
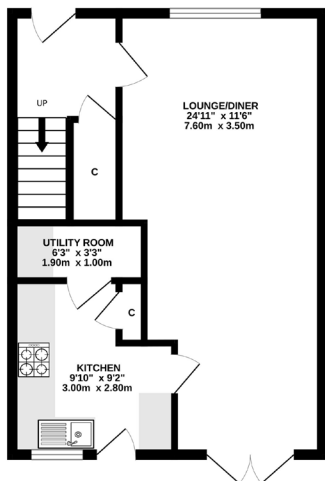
Viewing

By appointment through Lindsays on 01383 802050 or dundeeproperty@lindsays.co.uk



GROUND FLOOR

1ST 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.
Made with Metropix 12/024

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.