



**Thorntons**  
The right way to move

Flat 2, 21c Servite Court, High  
Street, Monifieth, Dundee,  
Angus DD5 4AA





## Summary

An excellent opportunity to purchase a 75% share of this immaculately presented ground floor retirement apartment located in a highly sought-after central Monifieth. Accommodation comprises a bright and spacious lounge, fitted dining kitchen, modern shower room and W.C, 2 double bedrooms. The property is serviced with electric heating and double glazed throughout. Externally, there is a well-maintained communal garden to the rear of the property and to the front is residents parking and patio area. there is also a resident's lounge in the main building area.

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## Features

- Ground Floor Apartment
- Secure Entry Sytem
- Presented in move-in condition
- Two Generous Double Bedrooms
- Spacious Dining Kitchen
- Communal Gardens and Parking
- Close to Local Amenities
- Residents Lounge with Activities Available
- Residents Parking
- EPC Rating - D. Electric Heating & Double Glazing

## Room Measurements

Lounge: 3.77m x 3.81m

Kitchen: 2.66M x 3.41m

Bedroom 1: 1.4m x 4.05m

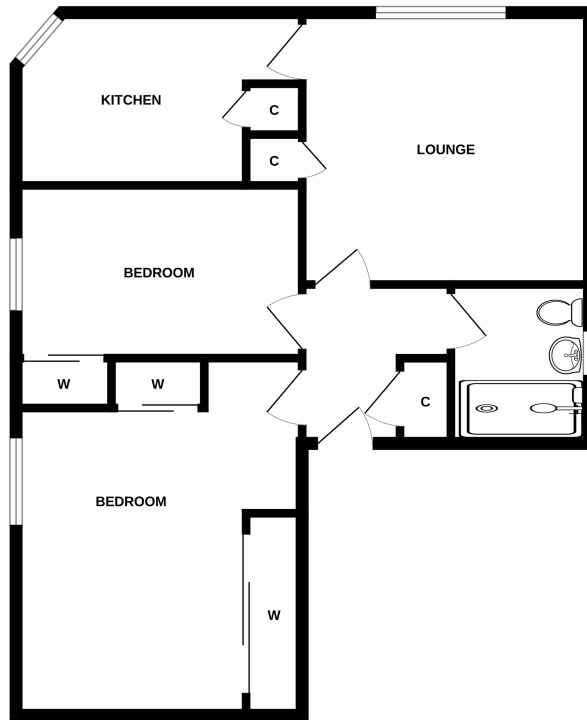
Bedroom 2: 2.15m x 4.08m

Shower Room: 1.94m x 2.17m



# Floorplan

GROUND 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. The 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 is given as to their operability or efficiency can be given.  
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