



lindsays

23 Main Street
Invergowrie, DD2 5AB

"A tastefully presented upper maisonette apartment in the popular town of Invergowrie"

- Vestibule & Hallway
- Lounge
- Kitchen/Diner
- 2 Double Bedrooms
- Shower Room
- Double Glazing
- Gas Central Heating
- Private Garden Space
- Shared Drying Green

EPC Rating D

OFFERS OVER £145,000



Description

Lindsays are delighted to offer to the market this attractive and spacious upper floor maisonette apartment which is located within the heart of the popular town of Invergowrie and just minutes from Ninewells Hospital.

This lovely home is in move in condition throughout and practical benefits include double glazing and gas central heating. Included in the sale are all carpets, floorcoverings and blinds where fitted along with the integrated oven, hob, freestanding dishwasher and washing machine in the kitchen. The TV in the upper bedroom is also included.

The property is entered at the rear of the building through the vestibule and into the hallway. On the first floor you will find the cosy lounge, spacious dining kitchen with ample room for a table and chairs, double bedroom and the family shower room. On the upper floor lies a generous double bedroom benefitting from fitted wardrobes.

Externally at the rear of the property lies an area of private garden with two sheds and a shared drying green.

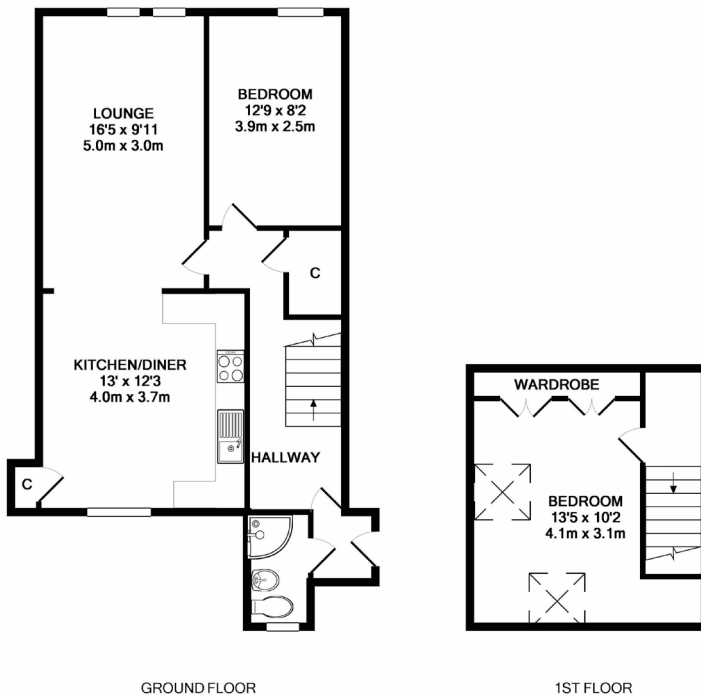
This lovely flat is in an ideal location and viewing is not to be missed.

Area

Invergowrie is a much-admired village which lies on the western outskirts of Dundee and is only a short distance from Ninewells Hospital, Dundee Technology Park, University of Dundee and Scottish Crop Research Institute. Invergowrie boasts a range of local amenities including shops, chemist, take away, café, bowling club and village pub, it is ideally located for those wishing to live in a village environment whilst having all the benefits of being close to the city. The A90 dual carriageway which connects to major routes north and south is easily accessible and is only 18 miles approx. from Perth. Invergowrie Railway Station offers fast commuter links to the city and further afield.

Viewing

By appointment through Lindsays on 01382 802050



Whilst every attempt has been made to ensure the accuracy of the floor plan 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 ©2017

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.