

Shiells

Solicitors & Estate Agents



19 Duriehill Road, Edzell, DD9 7TP

3 bedroomed end terraced house – EPC: C

Offers Over **£125,000**

19 Duriehill Road, Edzell, DD9 7TP

End terraced, 2 bedroomed house

Overview

- End- Terraced
- 3 Double Bedrooms
- Lounge with door to back garden
- Large Kitchen
- Shower room
- Gas Central Heating
- Double Glazing
- Extras included
- Gardens
- Close to local amenities

Council Tax Band: B



A lovely end-terraced property with loads of potential as a family home



This end terraced house is situated in the quiet village of Edzell and has a lounge with an external door which opens out to the enclosed rear garden, this room is bright and welcoming, from the lounge you have a large kitchen. Also on the ground floor there is a shower room and 2 cupboards. Upstairs you will find 3 double bedrooms. This property has ample storage space throughout. With Gas Central Heating and double glazing throughout this has the potential to be an ideal family home.

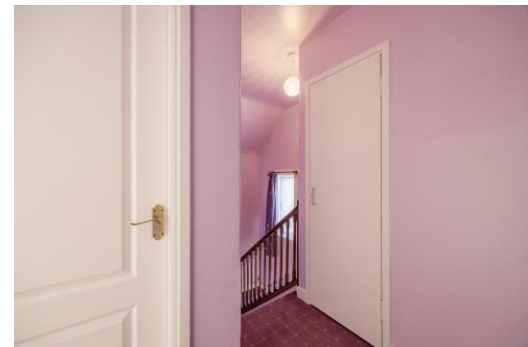


Extras

Included in the sale are all fixtures and fittings as well as the cooker, washing machine, fridge freezer, and satellite dish.

Exterior

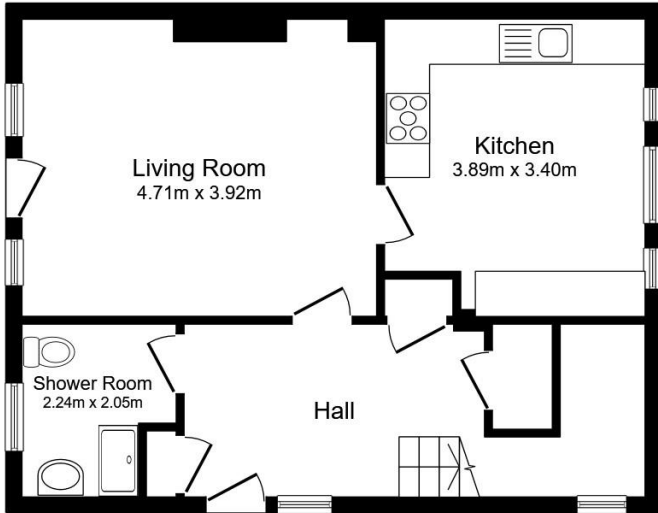
There is an enclosed garden to the front and side of the property where you will find the front door. There is also an enclosed rear courtyard garden with arbour. There is a further garden with arbour across the common path with shed and greenhouse



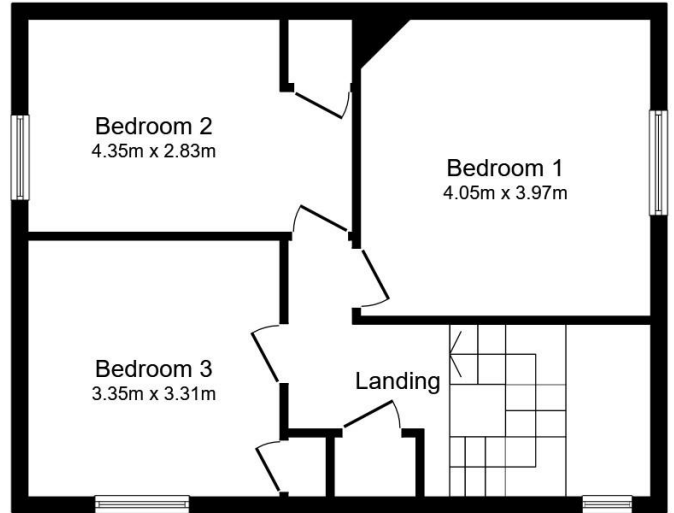
Directions

From A90 turn off and follow the B966 towards Edzell. Enter Edzell through the Arch, and onto the High Street. Take a right at Inveriscandye Road and drive straight onto Duriehill Road. Number 19 is on the right hand side and looks at the car park and grass area. Looking at the line of terraced houses, number 19 is on the far left.

What3words
zealous.struck.messy



Ground Floor
Floor area 52.4 m²



First Floor
Floor area 52.4 m²

TOTAL: 104.8 m²

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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