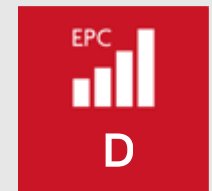
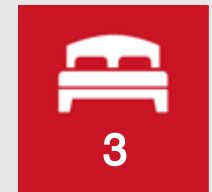
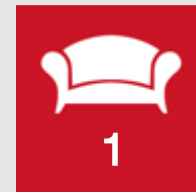




Thorntons
The right way to move

18 Cookston Road, Brechin,
Angus DD9 6BU





Summary

Beautifully presented semi-detached villa, situated in a popular residential area, which offers comfortable accommodation and comprises: entrance hallway, bright spacious lounge, modern kitchen/dining room, shower room with wet wall fittings and three well-proportioned carpeted bedrooms. The comprehensive list of attributes includes gas fired central heating, double glazing and a floored attic. The integrated kitchen appliances include fridge, freezer, washing machine and dishwasher. Blinds, curtains and floor coverings are all included within the sale price. Externally the property benefits from well-presented garden grounds to front and rear which includes a formal lawn and patio area to the rear of the property.

Features

- Spacious Semi Detached Villa
- Close to all local amenities including Primary and Secondary Schools
- Spacious Lounge
- Kitchen/Dining
- Three Bedrooms
- Shower Room
- Floored Attic
- GCH; DG; EPC - D
- Front & Rear Gardens
- Garden shed

Room Measurements

Lounge: 15' 9" x 11' 2" (4.80m x 3.40m)
Kitchen: 12' 0" x 10' 3" (3.66m x 3.12m)
Bedroom 1: 12' 5" x 11' 2" (3.78m x 3.40m)
Bedroom 2: 12' 1" x 10' 6" (3.68m x 3.20m)
Bedroom 3: 9' 0" x 9' 0" (2.74m x 2.74m)
Shower Room: 8' 0" x 6' 6" (2.44m x 1.98m)



Floorplan

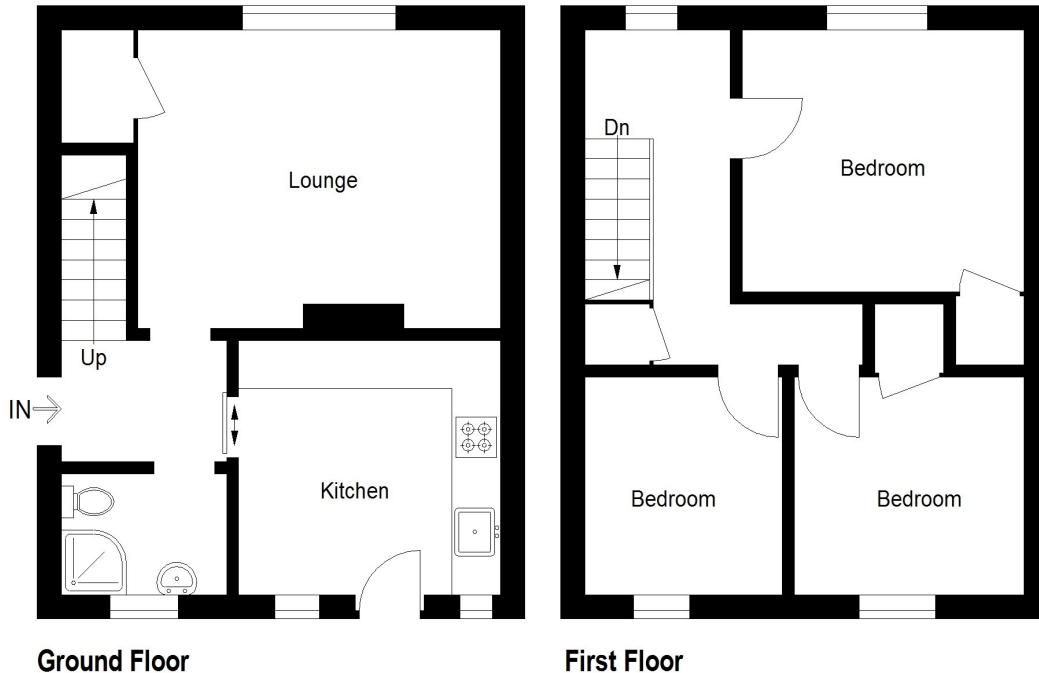


Illustration For Identification Purposes Only. Not To Scale (ID:1153754 / Ref:89720)

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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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