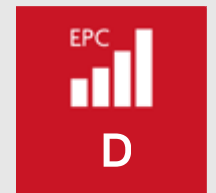
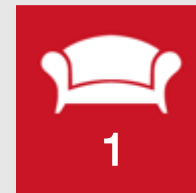




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46b High Street, Kirriemuir,  
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## Summary

The property, which requires a full programme of upgrading and modernising, offers spacious accommodation comprising: entrance hallway with storage, generous lounge, kitchen with wall and base units, bathroom with three-piece suite and one well-proportioned bedroom. The property also features gas central heating and double glazing. Externally the property enjoys well maintained shared gardens and drying area to the rear.

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## Features

- Top Floor Apartment
- Popular Central Location
- Kitchen
- Lounge
- Bathroom
- Bedroom
- Shared Garden Grounds
- Council Tax Band A

## Room Measurements

Kitchen 16'1" x 9'6" (4.90m x 2.90m)

Lounge 16'2" x 11'6" (4.93m x 3.51m)

Bathroom 7'6" x 5'7" (2.29m x 1.70m)

Bedroom 15'7" x 10'3" (4.75m x 3.12m)



# Floorplan

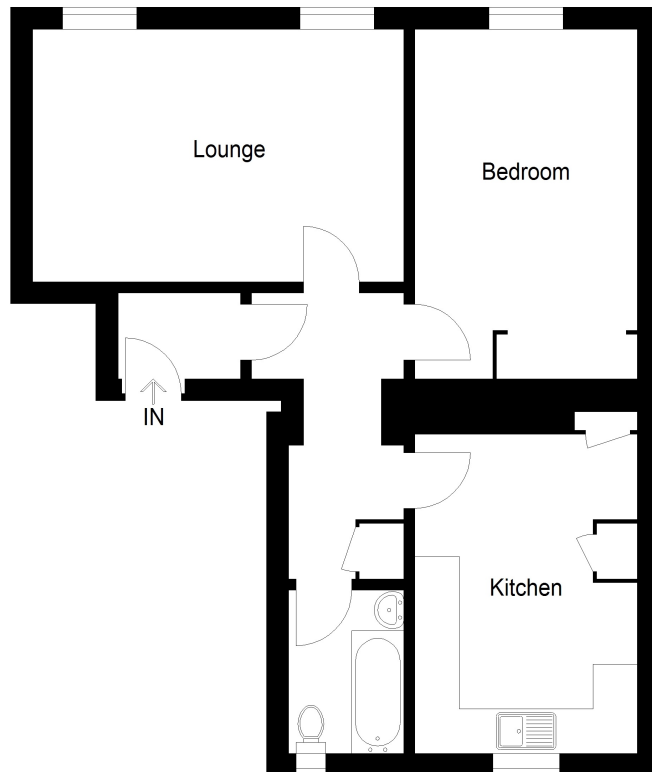


Illustration For Identification Purposes Only.  
Not To Scale (ID:1155468 / Ref:89745)

## Our Branches

### ANSTRUTHER

5A Shore Street, Anstruther, KY10 3EA  
01333 310481  
anstrutherea@thorntons-law.co.uk

### ARBROATH

165 High Street, Arbroath, DD1 1DR  
01241 876633  
arbroathea@thorntons-law.co.uk

### BONNYRIGG

3-7 High Street, Bonnyrigg, EH19  
2DA  
0131 663 7135  
bonnyriggea@thorntons-law.co.uk

### EDINBURGH

Citypoint, 3rd Floor, 65 Haymarket  
Terrace, Edinburgh, EH12 5HD  
0131 297 5980  
edinburghea@thorntons-law.co.uk

### CUPAR

49 Bonnygate, Cupar, KY15 4BY  
01334 656564  
cuparea@thorntons-law.co.uk

### DUNDEE

Whitehall House, 33 Yeaman Shore  
Dundee DD1 4BJ  
01382 200099  
dundeaea@thorntons-law.co.uk

### FORFAR

53 East High Street, Forfar, DD8 2EL  
01307 466886  
forfarea@thorntons-law.co.uk

### MONTROSE

55 High Street, Montrose, DD10 8LR  
01674 673444  
montroseea@thorntons-law.co.uk

### PERTH

7 Whitefriars Crescent, Perth, PH2  
0PA  
01738 443456  
perthea@thorntons-law.co.uk

### ST ANDREWS

17-21 Bell Street, St Andrews, KY16  
9UR  
01334 474200  
standrewsea@thorntons-law.co.uk

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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