



**Thorntons**   
The right way to move

56 Buick  
Drive,

Arbroath, Angus,  
DD11 5LF







## Summary

This three-bedroom, two-bathroom (plus WC), semi-detached house in an exclusive housing development in coastal Arbroath will appeal to many buyers. It is close to the coast and within easy reach of local amenities, including shops, bus links, schools, and a park. The home boasts a living room with a sizable window for ample natural light and a dining kitchen with double doors to the garden. The residence further enjoys a principal bedroom with a Juliette balcony, a wardrobe and an en-suite, and two more bedrooms with south-facing windows. The home is completed with a bathroom with an overhead shower. Externally, the property enjoys a paved driveway and an enclosed sunny garden. Extras: All fitted floor coverings, blinds and kitchen appliances are included in the sale.

## Features

- Semi-detached house in Arbroath
- Part of a sought-after development
- Stylish, modern interiors
- Entrance hall with storage and WC
- Generous living room
- Sunny French-doored dining kitchen
- Juliette balconied main bedroom with en-suite and wardrobe
- Two more sunny bedrooms (one with wardrobes)
- Modern family bathroom
- South-facing rear garden with shed
- Private driveway parking
- Gas central heating and double glazing





“This three-bedroom, two-bedroom semi-detached house offers spacious accommodation for its new owner to put their stamp on.”













“A good-sized rear garden with a sunny aspect, a shed and outdoor seating space, plus a private driveway accompanies the well-proportioned home.”

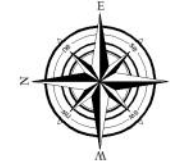
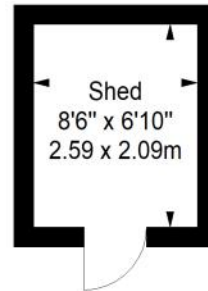




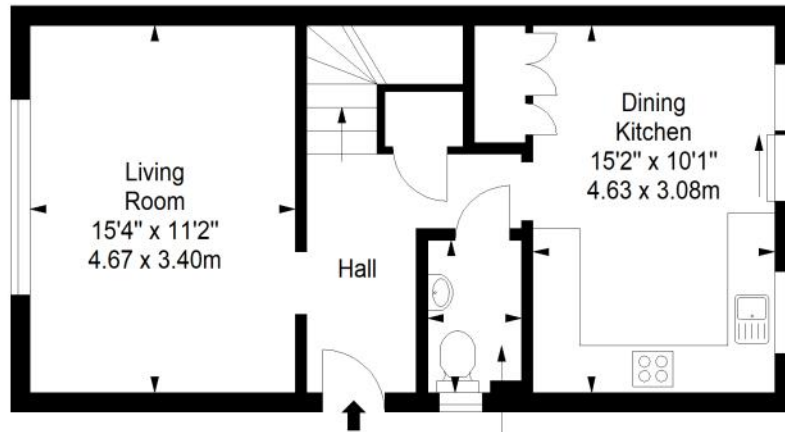


# Floorplan

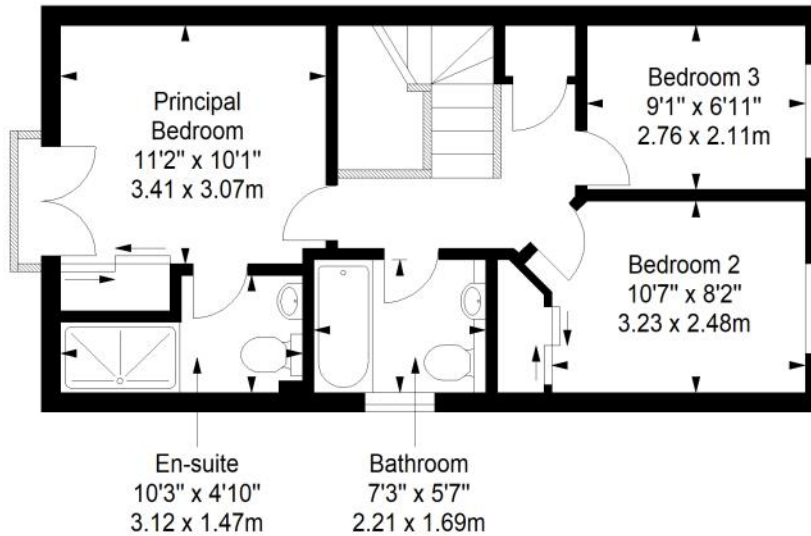
Shed  
Approx. 5.4 sq. metres (58.1 sq. feet)



Ground Floor  
Approx. 44.9 sq. metres (483.3 sq. feet)



First Floor  
Approx. 44.9 sq. metres (483.3 sq. feet)



Total area: approx. 95.2 sq. metres (1024.7 sq. feet)



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