



lindsays

53 Spey Drive
Dundee, DD2 4AP

"Top floor two bedroom apartment in prime location"

- Hallway
- Lounge
- Kitchen/Diner
- 2 Double Bedrooms
- Bathroom
- Secured Entry

EPC Rating E

OFFERS OVER £75,000



Description

An excellent opportunity to purchase this top floor two bedroom apartment in a prime location of Dundee just minutes from Ninewells Hospital. The property is brought to the market in move in condition and benefits from double glazing and secure entry. Included in the sale are all floor coverings, light fittings along with washing machine.

This lovely property comprises; Hallway with excellent storage, bright & spacious lounge, fitted kitchen with space for dining, two generously sized double bedrooms and a bathroom with shower over the bath.

Externally there is a communal drying green, new children's play park currently being built and permit parking.

Having previously been a successful rental property, this is ideal for investors or first time buyers.

Area

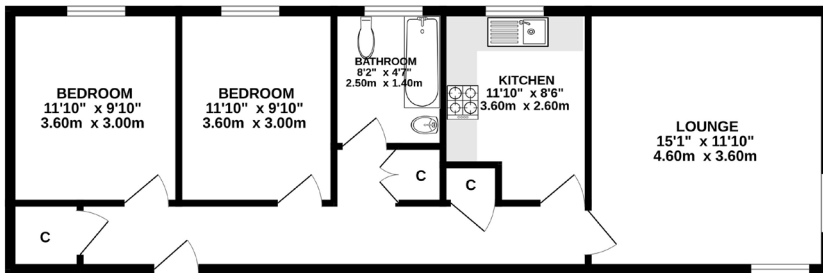
Dundee is Scotland's fourth largest and notably sunniest city. Situated on the north shore of the River Tay it was recently voted by the Sunday Times as one of the top twelve places to live in Britain. Now a UNESCO City of Design it has undergone dramatic redevelopment at the waterfront which includes the V & A 'Museum of Design Dundee' which opened in September 2018, RRS Discovery and HM Frigate Unicorn. Further museums, art centres and theatres can be found across the city including the McManus Galleries and Dundee Contemporary Arts Centre. Dundee has a very diverse mix of culture, history and education and boasts two football clubs, two excellent universities, Dundee and Abertay, along with the renowned Ninewells Teaching Hospital. There are a great variety of bars, restaurants and amenities along with excellent transport links with a main line railway, airport and the A90 trunk road from Edinburgh to Aberdeen.

Viewing

By appointment through Lindsays on 01382 802050



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-measurement. 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 is given as to their operability or efficiency over the years.
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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.