



lindsays

67 Chirside Place,
Dundee, DD4 0TE

*"A delightful semi-detached bungalow
in a popular residential area"*

- Vestibule
- Hall
- Lounge
- Kitchen
- 2 Bedrooms
- Bathroom
- Double Glazing
- Gas Central Heating
- Garage & Driveway

EPC Rating C

OFFERS OVER £160,000



Description

This well maintained and presented semi-detached bungalow is located in a quiet cul-de-sac in a popular residential area to the north-east of the city. Chirnside Place is ideally situated for schools, local shops and amenities and within easy reach of both Dundee city and Broughty Ferry. The property is in move in condition throughout and practical benefits include double glazing and gas central heating. Included in the sale are all fitted floorcoverings and blinds where fitted, along with the integrated kitchen appliances as detailed.

The property is entered through the vestibule into the well-proportioned lounge with window to the front looking out to a large grassy area. The kitchen is fitted with a range of modern units with integrated oven, hob, extractor hood, microwave, fridge, freezer, washing machine and dishwasher. A door opens out to the garden from here. There are two bedrooms, with the principal benefitting from fitted wardrobes. The family bathroom has a thermostatic shower over the bath. Outside at the front of the property there is a lawn and driveway providing off-street parking and leading to the garage. The rear garden is fully enclosed and laid with lawn and paved patio perfect for alfresco entertaining.

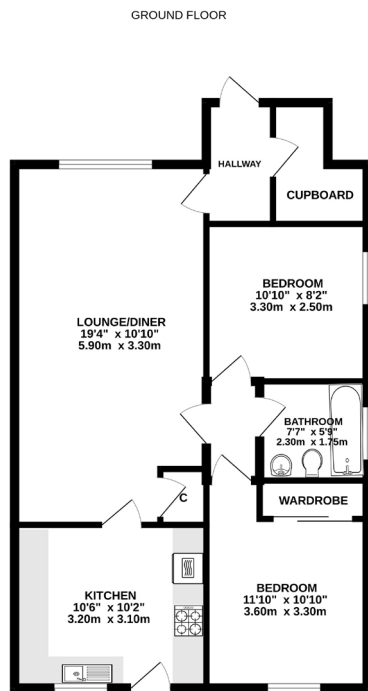
This is an ideal home for a 1st-time buyer or downsizer and viewing is highly recommended.

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 or dundeeproperty@lindsays.co.uk



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-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The contents, fixtures and appliances shown here have not been tested and no guarantee is given for their quality or efficiency can be given.
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T: 01382 802050 E: dundeeproperty@lindsays.co.uk W: property.lindsays.co.uk

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.