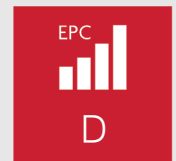
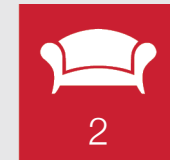




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## 2 Balmossie Avenue

Monifieth, Angus, DD5 4QN





## Summary

Forming part of an established development in Monifieth, this three-bedroom, two-bathroom semi-detached house offers two reception rooms and a breakfasting kitchen, and it is accompanied by well-maintained gardens, a double garage, and a driveway. The house and its location are sure to appeal to a wealth of buyers, with enviable close proximity to excellent amenities such as shops, schools, transport links connecting across the county and further afield (including a train station), and open spaces, including the beach.

Extras: All fitted floor coverings, window coverings, light fittings, and integrated kitchen appliances will be included in the sale.

## Features

- Semi-detached house in Monifieth
- Entrance vestibule and hall with storage
- West-facing living room
- Attractive breakfasting kitchen with garden access
- Dining room with built-in storage
- Three bedrooms, all with built-in storage
- Practical wet room
- Separate, modern family bathroom
- Well-maintained front and side gardens
- Double garage and private double driveway
- Gas central heating and double glazing



"This three-bedroom, two-bathroom house in Monifieth has spacious living areas and is sure to appeal to families."







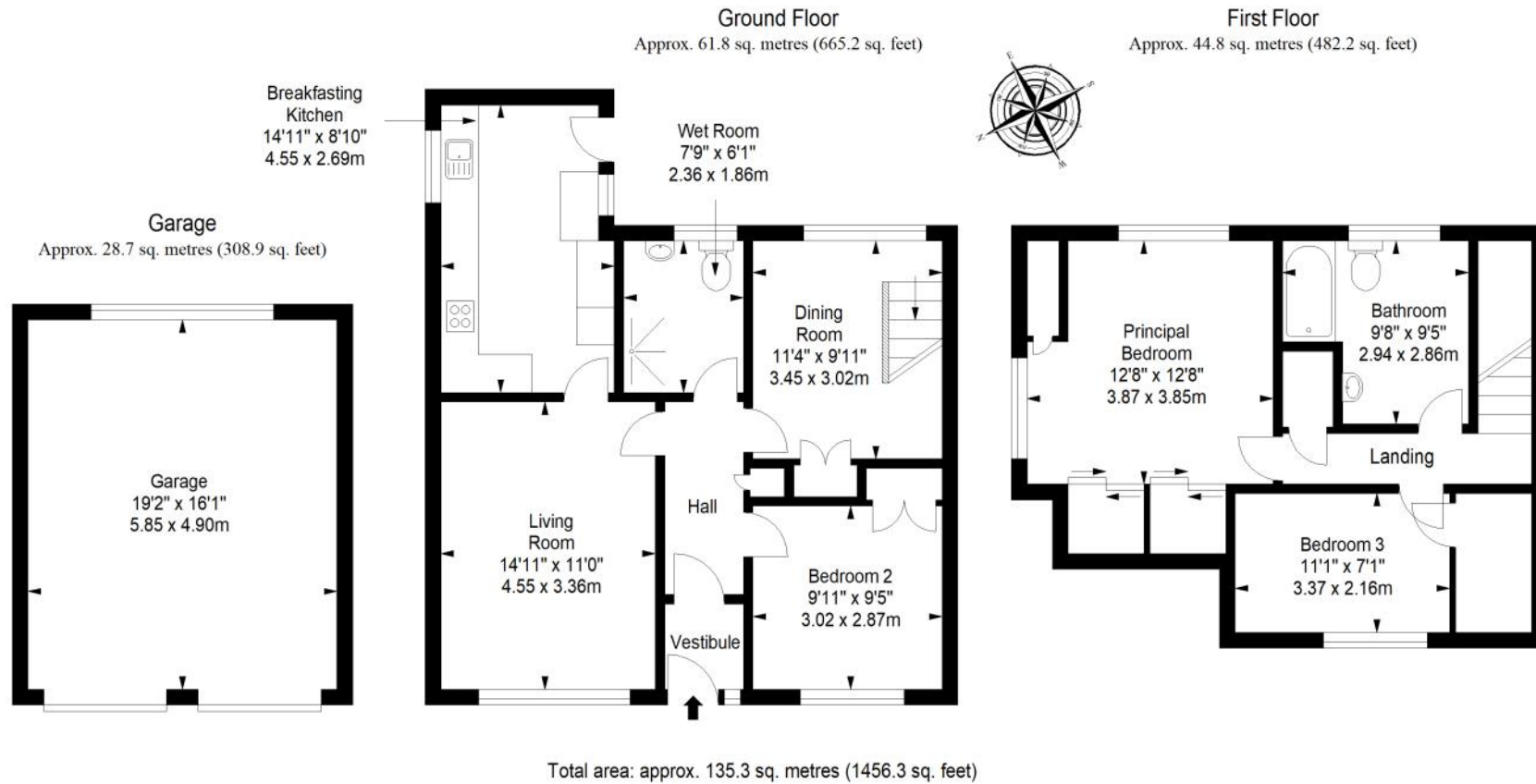
"The house is accompanied by well-maintained gardens, a garage, and a driveway, and it lies within easy reach of excellent amenities."



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# Floorplan





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