

Connelly Yeoman



9 CHARLES STREET, CARNOUSTIE, DD7 7HJ

TERRACED VILLA



Key Features

- Within a popular residential area close to shops and schools.
- Spacious family home, an ideal first-time-buy
 - Gas central Heating and Double Glazing.
 - Easily maintained front and rear gardens.



OFFERS OVER

£130,000

Property Description

This bright and airy two bedroom TERRACED VILLA is ideally situated within a popular residential area close to shops, the health centre and schools and provides generously proportioned accommodation on two levels. The property has been well maintained and enjoys the benefit of Gas central heating, double glazing and and comprises of a spacious lounge with dining area, kitchen, utility area, two double bedrooms and shower room. Outside are easily maintained front and rear gardens and a wooden shed.

ACCOMMODATION:

ENTRANCE HALLWAY, LOUNGE WITH DINING AREA, KITCHEN, UTILITY/STORAGE, TWO BEDROOMS, AND SHOWER ROOM

ENTRANCE HALLWAY:

Enter into a hallway with cupboard housing the fuse board and a CH Radiator.

LOUNGE:

Approx. 15' x 16'10. This room has two front facing windows a feature brick wall with TV plinth and glass shelving display, wall lights and a gas fire and leads through to a dining area

DINING AREA:

Approx. 10' x 12'6. With entrance into the kitchen and patio doors that lead out into the garden and CH Radiator.

KITCHEN:

Approx. 11' x 12'3. Equipped with modern base and wall units, and work surfaces incorporating a stainless steel sink with mixer tap. Stainless steel electric oven and gas hob with extractor hood above. Space for a fridge freezer and plumbed for washing machine. A wall mounted boiler is set into a unit and access into utility/storage area with power and light.



UPPER HALLWAY:

Shelved storage cupboard with light and access via a Ramsay style ladder into a floored loft with light.

BEDROOM 1:

Approx. 16'9 x 13'9. This room is front facing and has two windows and a CH radiator.

BEDROOM 2:

Approx. 11'10 x 15'7. This double room has laminate flooring and a CH radiator.

SHOWER ROOM:

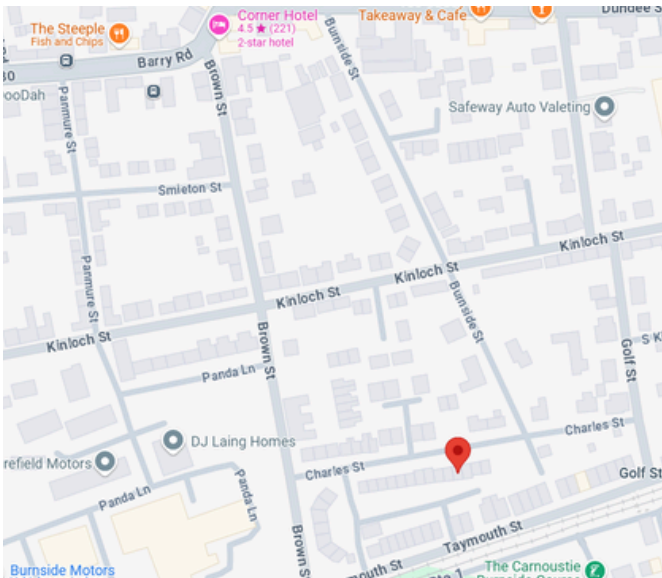
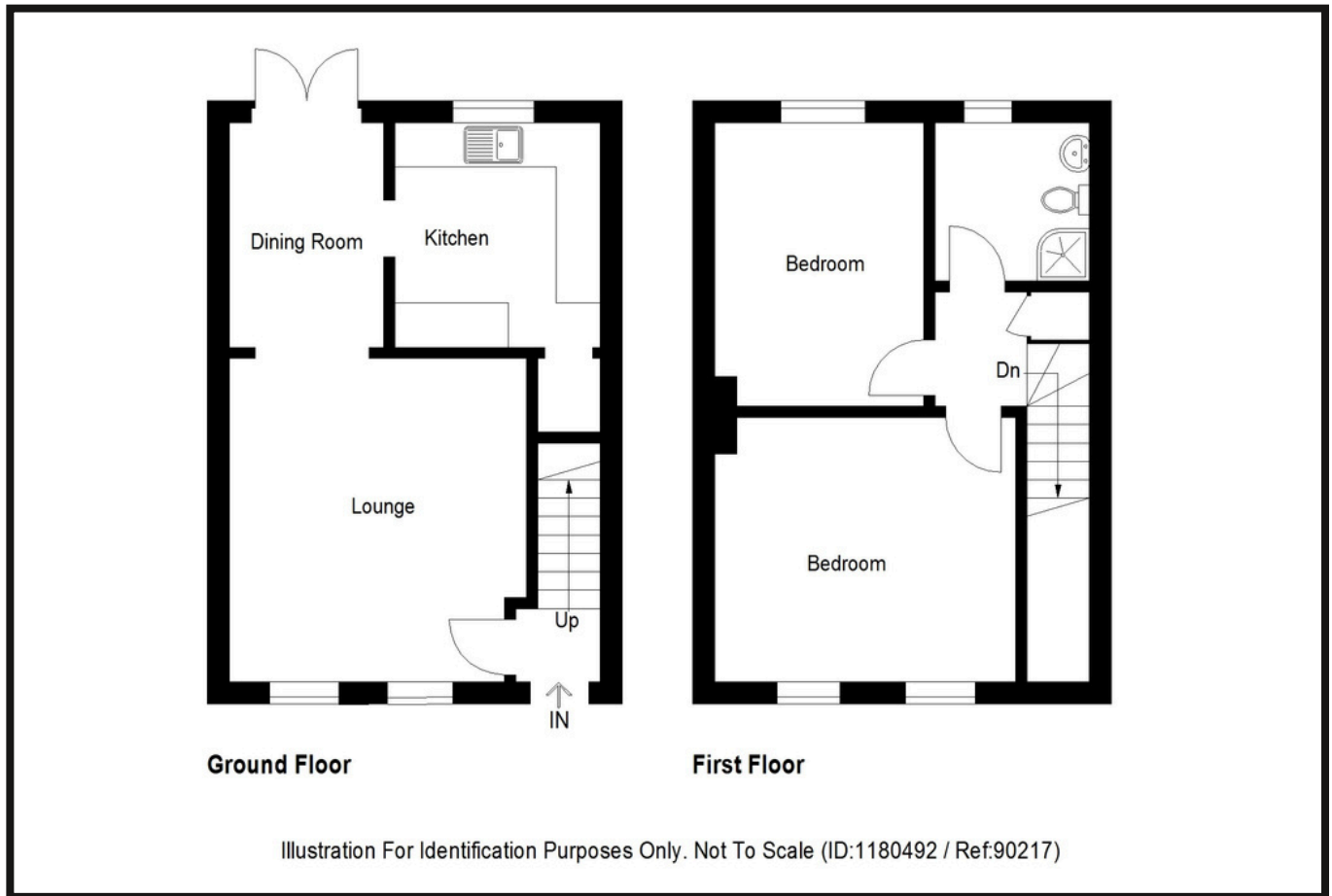
Approx. 8'8 x 8'7. A vanity unit incorporating wash hand basin and WC. Power shower with hand held and deluge attachments. Mirror, spot lights and rear window for ventilation.

GARDEN:

Easy to maintain gardens front and rear. Front is laid out with chip stones with path and enclosed garden to the rear laid out in stone slabs bordered by chip stone areas and a wooden shed. Gated access.



Property Professionals



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