



Solicitors & Estate Agents



8 Maviscroft, Forfar, DD8 1HF

3 bedroomed Detached Bungalow

EPC: C

Offers Over **£230,000**

8 Maviscroft, Forfar

3 Bedroomed detached bungalow

Overview

- Detached
- 3 Bedrooms
- 2 public Rooms
- Kitchen & Utility Room
- Bathroom & cloakroom
- Gas Central Heating
- Double Glazing
- Gardens front and rear
- Driveway and Garage
- Close to local schools



A well-presented spacious property situated on a quiet residential cul-de-sac development in Forfar.



This is a lovely property which has been well maintained and sits at the end of a quiet cul-de-sac, on entering through the front door and vestibule, it opens into a large bright sunken lounge, The dining room looks to the front of the property, whilst the kitchen is good sized with ample space for a table and chairs, especially as there is also a utility room leading from the kitchen. Through a door leading from the living room, is a hall from which you will find the 3 bedrooms, cloakroom and family bathroom.

This property has Gas Central Heating and double glazing throughout.



Extras

All fixtures and fittings as well as 2 x fridge freezers, washing machine, tumble drier, and a kitchen table and chairs are included in the sale.

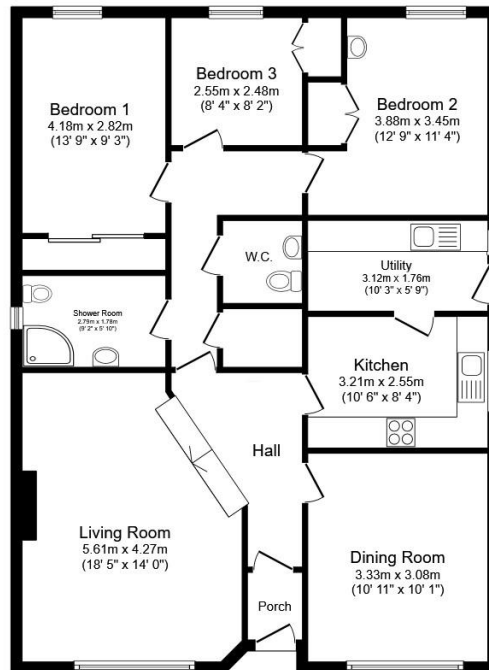
Exterior

This property is surrounded with well established gardens as well as a single garage and driveway at the side of the house. There is also a kennel.



Directions

From Brechin, drive south on the A90 turning off at the Lochlands Junction at Forfar. Travel along the Dundee Road, entering the town. You will find Maviscroft on the left-hand side. On entering, take the first right into the cul-de-sac and you will find this property on the right-hand side as indicated by our for sale board.



Floor Plan

Floor area 112.2 m² (1,207 sq.ft.)

TOTAL: 112.2 m² (1,207 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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