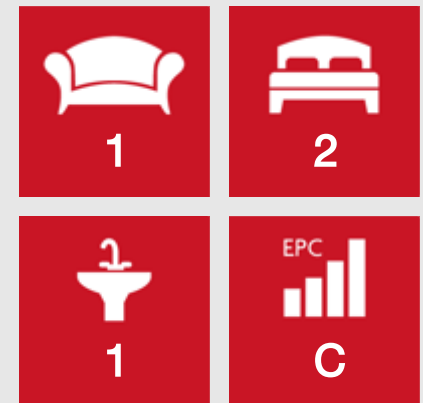




Thorntons 
The right way to move

11 Glenisla Drive, Arbroath,
Angus DD11 5JH





Summary

The property comprises: entrance hallway, spacious lounge with front facing window, kitchen/dining with a range of wall and base units, shower room with wet-wall fittings and two double bedrooms with the master benefiting from integrated storage. The comprehensive list of attributes includes double glazing, gas central heating and ample storage throughout the property. Kitchen appliances include two fridge-freezers, gas hob, oven and extractor. The blinds, curtains and floor coverings are all included within the sale price. (Please note the stair lift is not included in the sale). Externally, the property benefits from private front and rear gardens. The rear garden features a lawn, drying area and timber shed. Vehicular needs are catered for with plenty of on-street parking.

Features

- End Terrace Villa
- Popular Residential Area
- Kitchen/Dining
- Lounge
- 2 Bedrooms
- Shower Room
- GCH; DG; EPC - C
- Gardens
- Council Tax Band A

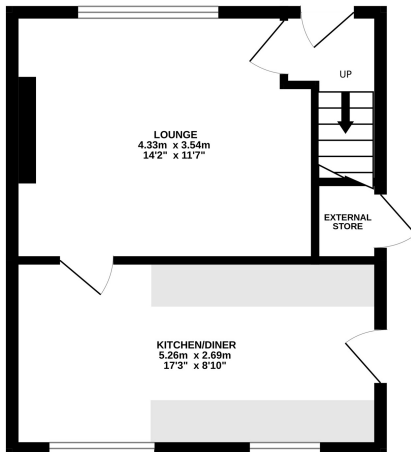
Room Measurements

Lounge: 12' 8" x 11' 5" (3.86m x 3.48m)
Kitchen/Dining: 17' 6" x 8' 3" (5.33m x 2.51m)
Bedroom: 14' 2" x 10' 0" (4.32m x 3.05m)
Bedroom: 10' 9" x 10' 6" (3.28m x 3.20m)
Shower Room: 6' 4" x 6' 1" (1.93m x 1.85m)

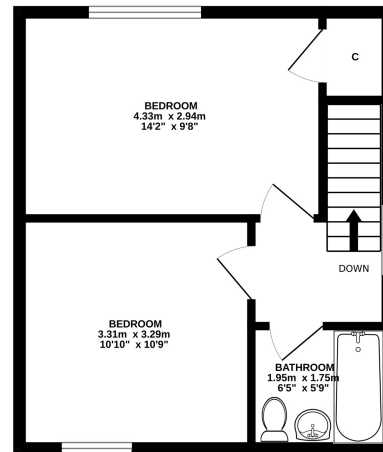


Floorplan

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, 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 services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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