





**Thorntons**   
The right way to move

## 20 Strang's Ley,

Forfar, Angus,  
DD8 2ED

 4	 4
 2	 C



## Summary

Enjoying a peaceful cul-de-sac location, within enviable easy reach of Forfar's amenities, including scenic green spaces and bus/road links, this substantial detached bungalow is sure to appeal to a wide range of buyers. The accommodation comprises four bedrooms with mirrored built-in wardrobes, four spacious reception rooms (two with triple-aspect windows), a well-appointed breakfasting kitchen with a handy utility room, as well as a principal en-suite shower room, a family bathroom and a guest WC. Externally, the corner property is accompanied by well-kept gardens with a shed and drying area to the rear, a spacious driveway, and an integral double garage.

Extras: All fitted floor and window coverings, light fittings and kitchen appliances are included in the sale

## Features

- Detached bungalow on a corner plot
- Quiet cul-de-sac setting
- Vestibule and hall with storage and WC
- South-facing triple-aspect living room
- Family room opening to a light-filled conservatory
- West-facing dining room
- Breakfasting kitchen with utility room
- Sun-facing main bedroom with wardrobe and en-suite
- Two more wardrobed bedrooms
- Sunny, versatile third bedroom/study
- Family bathroom with overhead shower
- Private gardens to the front and rear
- Multi-vehicle driveway and double garage
- Gas central heating and double glazing



Set on a corner plot, this substantial four-bedroom, four reception room, two-bathroom detached bungalow comes with ample parking and family-friendly gardens.



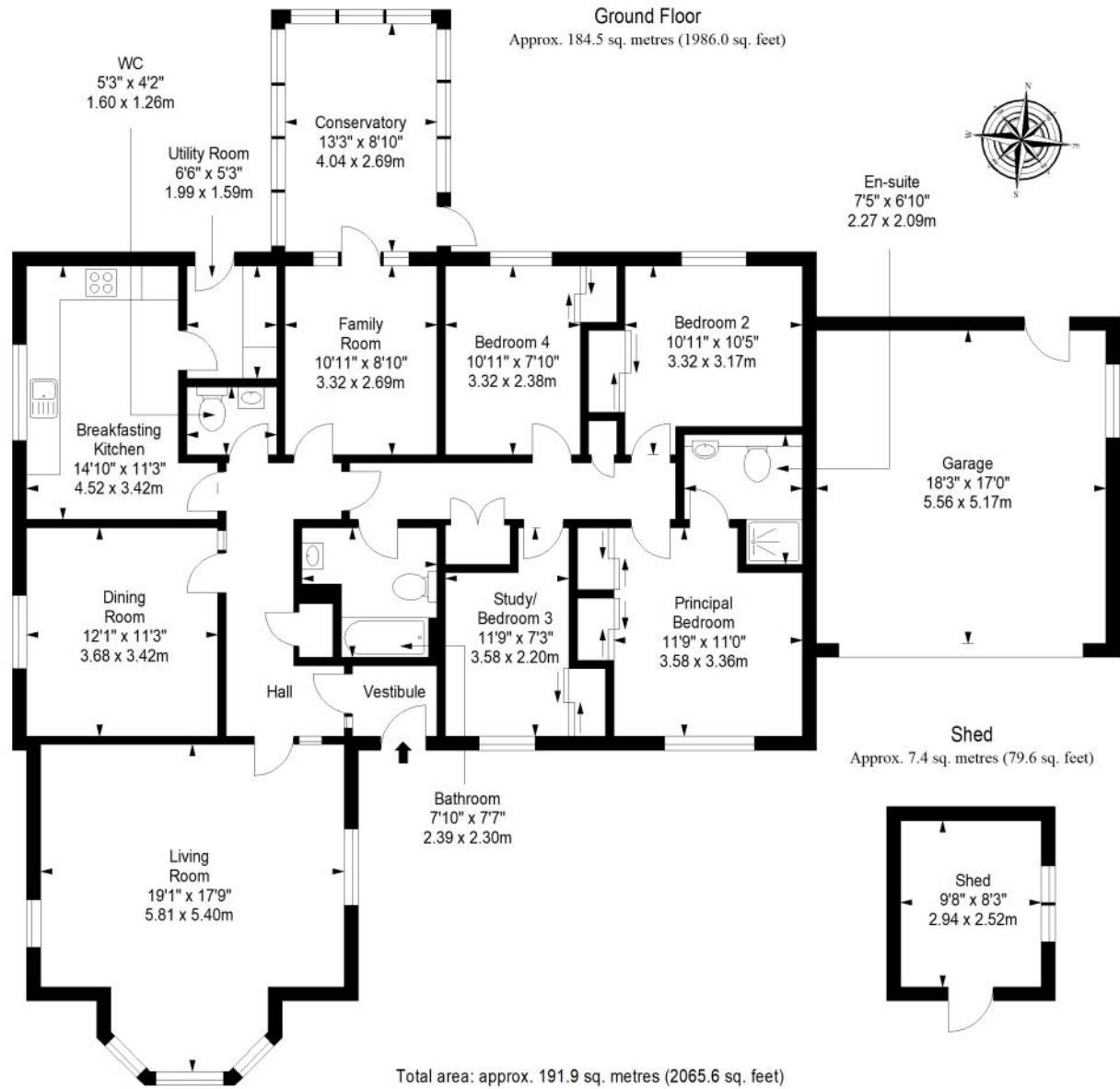




“The corner property boasts enviable proximity to Forfar’s local amenities, plus Dundee and all its attractions are a short drive away.”



# Floorplan





# Thorntons

The right way to move

## Our Branches

### ANSTRUTHER

5A Shore Street, Anstruther, KY10 3EA  
01333 310481  
anstrutheara@thorntons-law.co.uk

### BONNYRIGG

3-7 High Street, Bonnyrigg, EH19 2DA  
0131 663 7135  
bonnyriggea@thorntons-law.co.uk

### DUNDEE

Whitehall House, 33 Yeaman Shore  
Dundee DD1 4BJ  
01382 200099  
dundeeya@thorntons-law.co.uk

### FORFAR

53 East High Street, Forfar, DD8 2EL  
01307 466886  
forfarea@thorntons-law.co.uk

### PERTH

7 Whitefriars Crescent, Perth, PH2 0PA  
01738 443456  
perthea@thorntons-law.co.uk

### ARBROATH

165 High Street, Arbroath, DD1 1DR  
01241 876633  
arbroathea@thorntons-law.co.uk

### CUPAR

49 Bonnygate, Cupar, KY15 4BY  
01334 656564  
cupareaa@thorntons-law.co.uk

### EDINBURGH

Citypoint, 3rd Floor, 65 Haymarket  
Terrace, Edinburgh, EH12 5HD  
0131 297 5980  
edinea@thorntons-law.co.uk

### MONTROSE

55 High Street, Montrose, DD10 8LR  
01674 673444  
montroseaa@thorntons-law.co.uk

### ST ANDREWS

17-21 Bell Street, St Andrews, KY16 9UR  
01334 474200  
standrewsea@thorntons-law.co.uk



@ThorntonsPropertyServices



@thorntonsproperty



@ThorntonsPS

Thorntons is a trading name of Thorntons Law LLP  
Regulated by The Law Society of Scotland