



**MML Law**

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**01382 206000 DUNDEE CITY | ANGUS | FIFE**

10 Tannadice Street, Dundee, DD3 7PQ

Offers Over  
£45,000



***"Main Door Ground Floor Flat"***

Accommodation: Entrance Vestibule, Open Plan Living/Kitchen, Bedroom and Bathroom. Double Glazing & Gas Central Heating. Shared Court Yard to the Rear.



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# 10 Tannadice Street, Dundee, DD3 7PQ

## Description

Spacious Ground Floor Flat situated one mile North of Dundee City Centre.

The accommodation comprises:- Entrance vestibule, bright open plan lounge/kitchen offering comfortable living, the kitchen area has wall and base mounted units with electric hob and oven. Double bedroom with storage cupboards and bathroom with three piece white suite and electric shower over the bath.

The property benefits from gas central heating throughout and double glazing.

This flat is an excellent investment opportunity.

## Location

Located to the North of the City close to Universities, College, schools at both primary and secondary levels, shops, amenities and within easy reach of supermarkets, retail parks and the City Centre is within walking distance. The A90 dual carriageway provides useful links to other major towns and cities.

## Viewing

By appointment through the Solicitors telephone on 01382 206000.

## Home Report

Contact Solicitor for a Copy of the Home Report.



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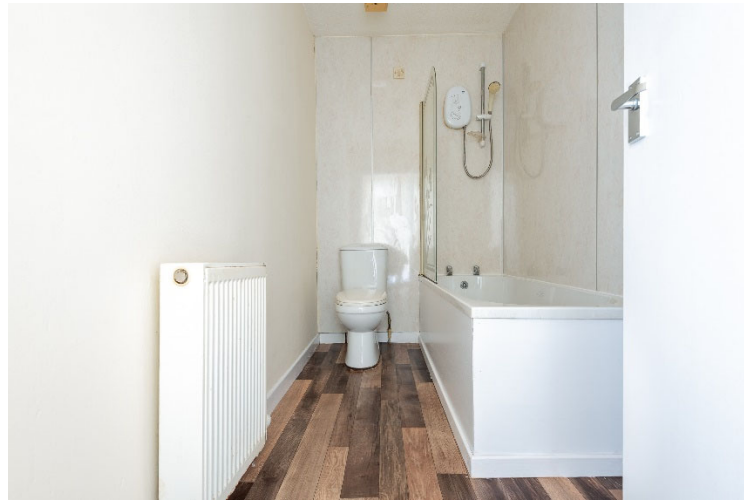


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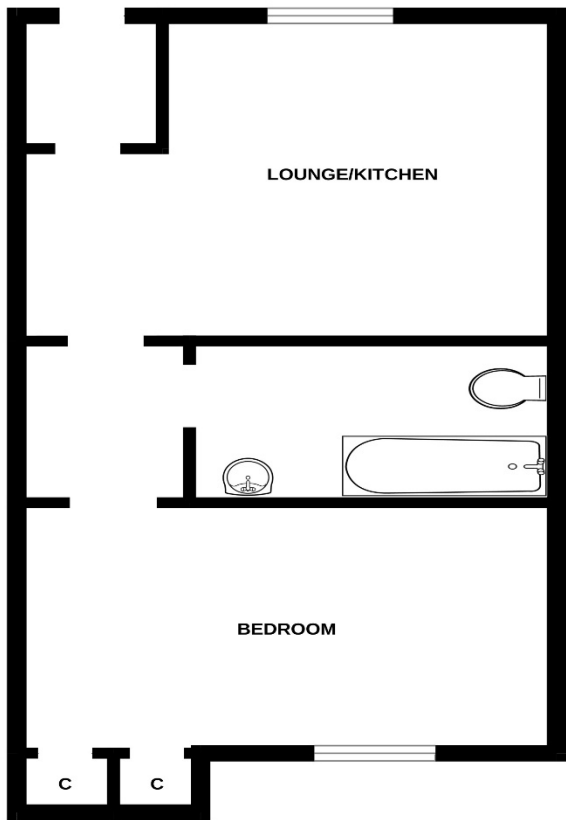
# Accommodation

Lounge/kitchen 13'11" x 13'4"

Bedroom 13'3" x 10'

Bathroom 9'6" x 5'

GROUND 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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