



Thorntons
The right way to move

18 Cairnie Loan, Arbroath,
Angus DD11 4DT





Summary

The property, which is in need of some upgrading, comprises: entrance vestibule, bright attractive lounge, kitchen with wall and base units, dining room, bathroom with four-piece suite and three bedrooms. The comprehensive list of attributes includes double glazing and wood panelled doors. The blinds and curtains where fitted are all included within the sale price together with light fittings. Externally there are gardens to both the front and rear. The latter incorporates lawn, patio area, greenhouse and timber shed.

Features

- Detached Villa
- Popular Residential Area
- Lounge
- Dining Room
- Kitchen
- Bathroom
- 3 Bedrooms
- DG
- Gardens Front & Rear
- Council Tax Band D

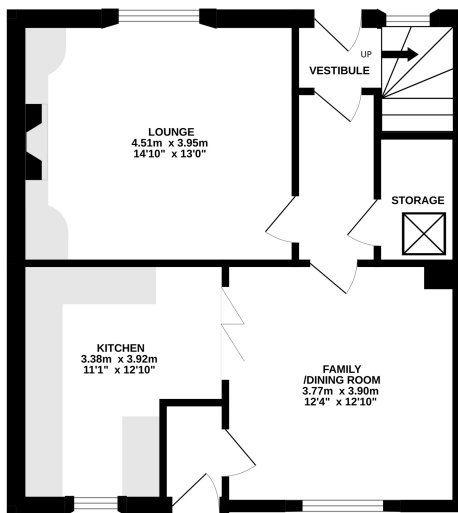
Room Measurements

Lounge 14'8" x 13'0" (4.47m x 3.96m)
 Kitchen 12'8" x 11'1" (3.86m x 3.38m)
 Dining Room 12'8" x 12'6" (3.86m x 3.81m)
 Bathroom 8'1" x 7'4" (2.46m x 2.24m)
 Bedroom 11'9" x 11'4" (3.58m x 3.45)
 Bedroom 11'5" x 10'0" (3.48m x 3.05m)
 Bedroom 11'7" x 6'4" (3.53m x 1.93m)

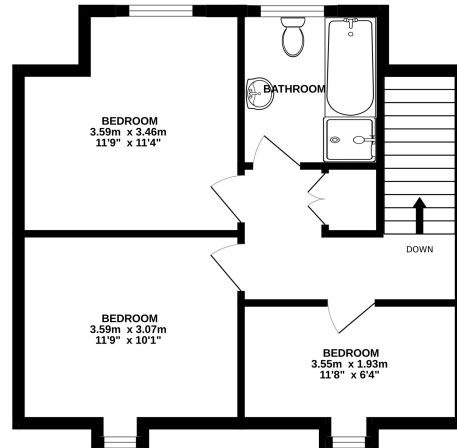


Floorplan

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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