



lindsays

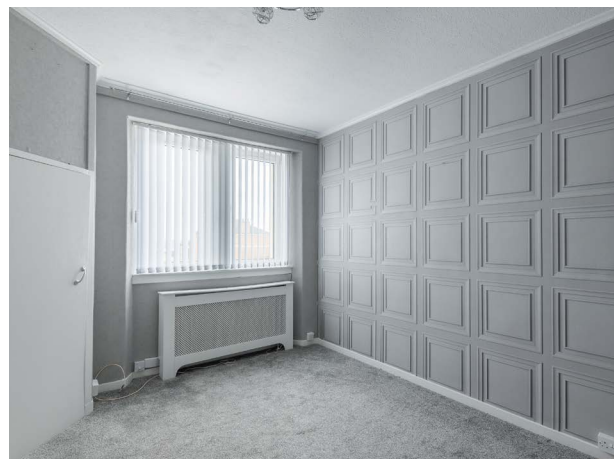
9A Arklay Terrace,
Dundee DD3 7PH

"Beautifully presented two bedroom ground floor flat in a popular residential area"

- Hallway
- Lounge
- Kitchen
- Two Double Bedrooms
- Shower room
- Gardens

EPC Rating C

OFFERS OVER £95,000



Description

Lindsays are delighted to offer to the market this beautifully presented two bedroom, ground floor flat in a popular residential area. Arklay Terrace is ideally situated for ease of access to a number of local amenities including shops, schools and a regular commuter bus stop.

The property is offered to the market in move in condition and comprises: hallway, bright and spacious lounge, fitted kitchen, two good sized double bedrooms both with built in storage and shower room. Benefits include double glazing and gas central heating.

Externally there is a low maintenance enclosed garden to the front. There is an area of private garden to the rear as well as a well maintained communal garden.

This property will appeal to a number of buyers and early viewing is highly recommended.

Area

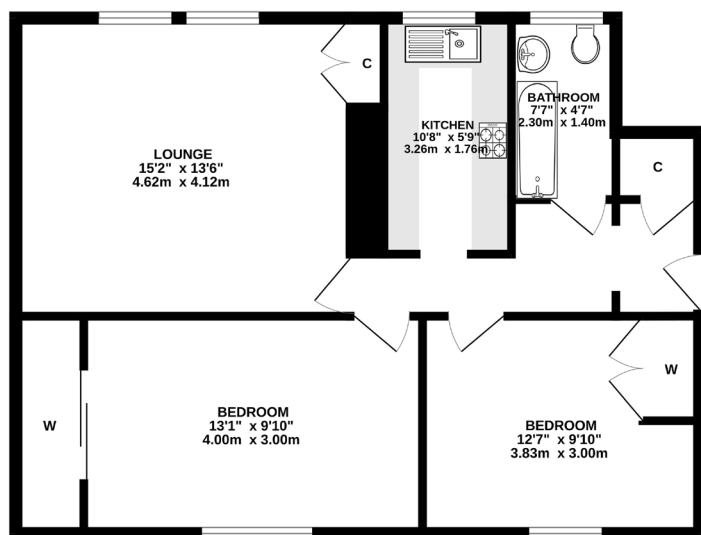
Dundee is Scotland's fourth largest and notably sunniest city. Situated on the north shore of the River Tay it was recently voted by the Sunday Times as one of the top twelve places to live in Britain. Now a UNESCO City of Design it has undergone dramatic redevelopment at the waterfront which includes the V & A 'Museum of Design Dundee' which opened in September 2018, RRS Discovery and HM Frigate Unicorn. Further museums, art centres and theatres can be found across the city including the McManus Galleries and Dundee Contemporary Arts Centre. Dundee has a very diverse mix of culture, history and education and boasts two football clubs, two excellent universities, Dundee and Abertay, along with the renowned Ninewells Teaching Hospital. There are a great variety of bars, restaurants and amenities along with excellent transport links with a main line railway, airport and the A90 trunk road from Edinburgh to Aberdeen.

Viewing

By appointment through Lindsays on 01382 802050 or Dundeeproperty@lindsays.co.uk



GROUND FLOOR



T: 01382 802050 E: dundeeproperty@lindsays.co.uk W: property.lindsays.co.uk

Prospective purchasers are requested to note formal interest with Lindsays as soon as possible after viewing in order that they may be informed of any closing date. The sellers reserve the right to sell without imposing a closing date and do not bind themselves to accept the highest offer or any offer. No warranty will be given for any appliances included in the sale. These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. Dimensions are approximate.