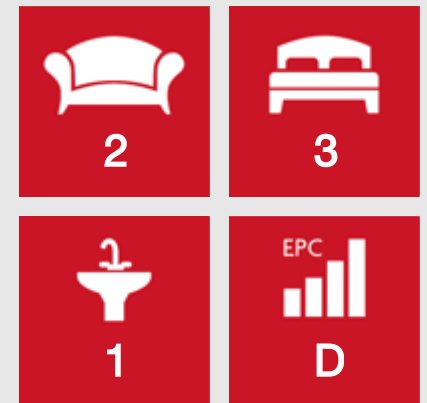




Thorntons
The right way to move

34 Helmsdale Avenue, Dundee
DD3 0HH





Summary

Well-presented semi-detached villa, situated within a popular residential area of Dundee, which offers an ideal family home with a generous layout, modern comforts, and excellent outdoor space and comprises: Entrance hall, bright lounge with gas fire, well-equipped kitchen with space for dining, conservatory, three double bedrooms and a bathroom. Attributes include gas central heating, modern consumer unit and upgraded electrics, and double glazing. Externally there is a south-facing rear garden including a timber shed, plus off-street parking to the front.

Features

- Semi- Detached Villa
- Excellent Family Home
- Lounge
- Conservatory
- Kitchen
- Three Double Bedrooms
- Family Bathroom
- GCH; DG; EPC - D
- South Facing Rear Garden
- Off Street Parking to front

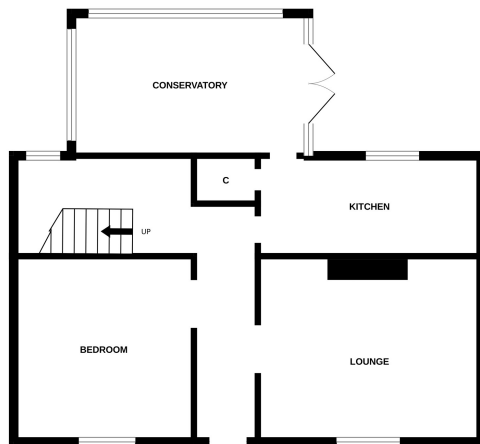
Room Measurements

Lounge: 3.68m x 4.87m (12' 1" x 16')
 Conservatory: 2.87m x 4.52m (9' 5" x 14' 10")
 Kitchen: 2.00m x 4.81m (6' 7" x 15' 9")
 Bedroom: 3.69m x 4.17m (12' 1" x 13' 8")
 Bedroom: 3.35m x 3.71m (11' 0" x 12' 2")
 Bedroom: 3.07m x 3.59m (10' 1" x 11' 9")
 Bathroom: 2.01m x 2.00m (6' 7" x 6' 7")



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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