






28 Dalcraig Crescent, Dundee  
DD4 7UB

 2	 3
 1	 EPC F



## Summary

This is a ideal opportunity to purchase a mid-terraced villa situated within a highly sought after residential location. Dalcraig Crescent is ideally placed for easy access to a number of local amenities including: public transport, shops, schools and recreational facilities. The property comprises: spacious lounge, dining area, fitted kitchen with wall and base units, WC, bathroom and three well-proportioned bedrooms. Practical attributes include double glazing, electric heating and ample storage facilities. Externally there is residents parking with private garage and gardens to front and rear. Early viewing is highly recommended.

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## Features

- Mid Terrace Villa
- Popular Location
- Lounge
- Dining Room
- WC
- 3 Bedrooms
- Bathroom
- Residents Parking with Garage
- Private Gardens
- Electric Heating & DG
- EPC F

## Room Measurements

Lounge: 12'6 x 11'9

Kitchen: 12'6 x 6'11

Dining Area: 13'9 x 12'6

WC: 4'11 x 4'

Bedroom: 13'1 x 9'10

Bedroom: 15'9 x 7'7

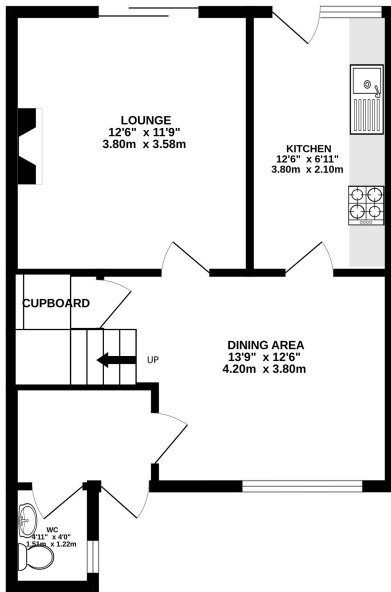
Bedroom: 9'2 x 7'10

Bathroom: 8'6 x 4'7

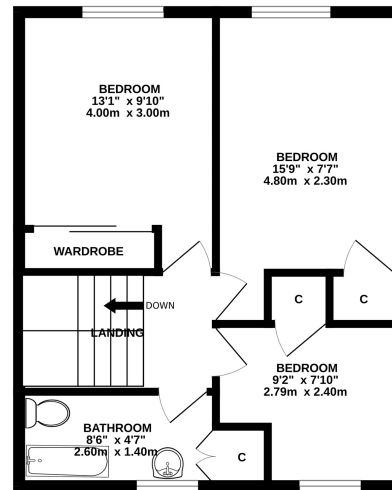


# Floorplan

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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