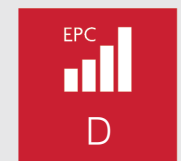
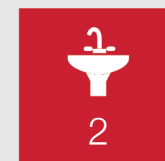
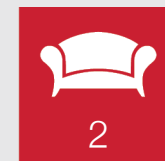




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15 Inchcape Road,  
Arbroath

Angus, DD11 2DE





## Summary

This detached bungalow is a spacious property with two reception rooms and three double bedrooms, which are served by an en-suite and a family bathroom. It has the added benefit of a sizeable kitchen with a fitted breakfast bar, as well as excellent storage to help keep the interiors tidy. Secure private parking adds to its appeal, along with an enclosed rear garden that is laid with a neat lawn and patio areas framed by established plants. Located in the coastal town of Arbroath, this home further boasts easy access to the town's beaches, providing a relaxed seaside lifestyle.

Extras: all fitted floor and window coverings, light fittings, and integrated kitchen appliances to be included in the sale.

## Features

- A bright and spacious detached bungalow
- Desirable location in coastal Arbroath
- Vestibule and hall with built-in storage
- Spacious, southwest-facing living room
- Sliding doors to adjacent dining room
- Well-appointed breakfasting kitchen
- Separate utility room (attached to garage)
- Three double bedrooms with wardrobes
- 3pc en-suite with accessible shower cubicle
- 3pc family bathroom with overhead shower
- Mature gardens to the front and rear
- Private driveway and a detached garage
- Gas central heating and double glazing



"Welcome to a spacious detached bungalow with two reception rooms and three double bedrooms"



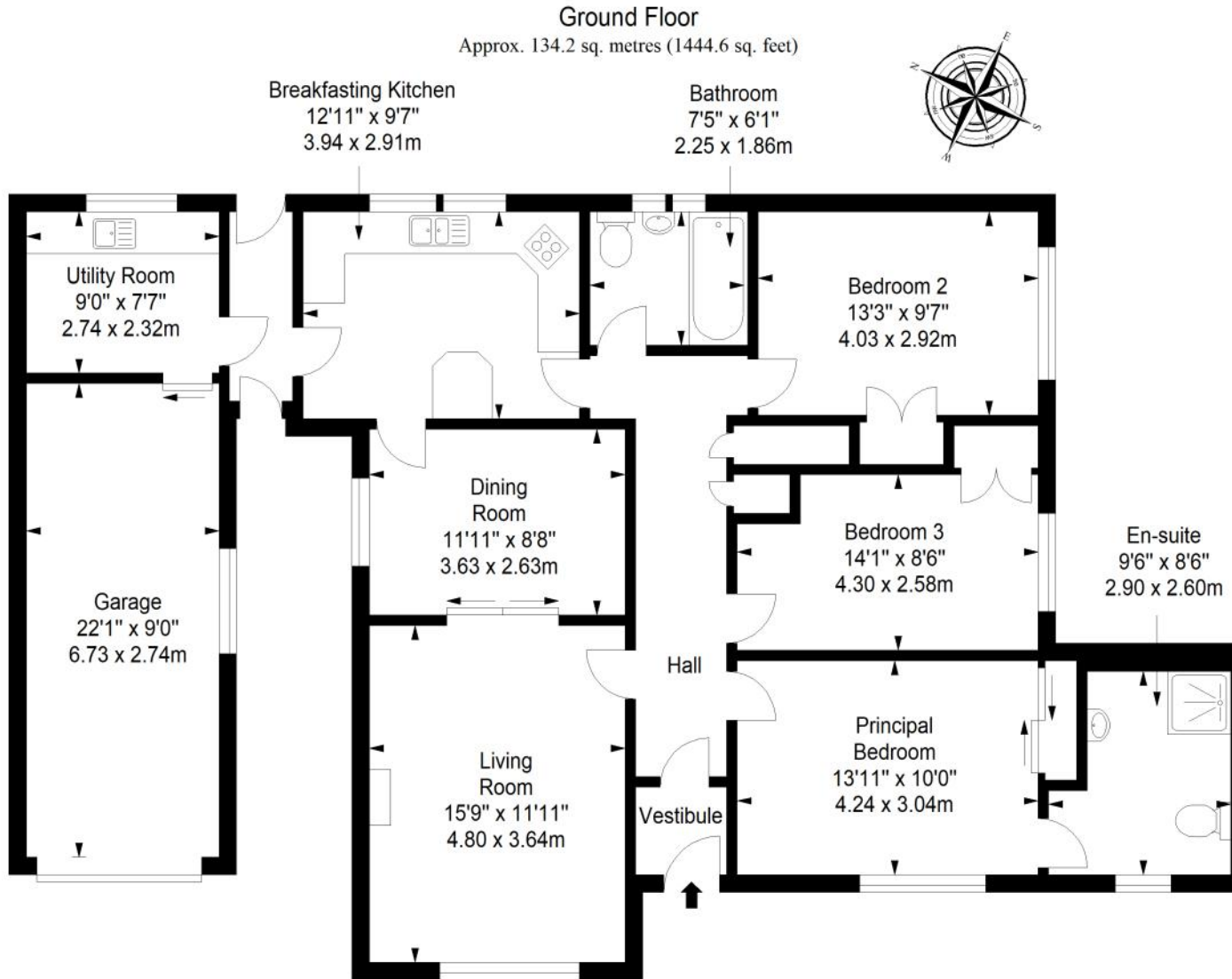




"Offers secure private parking and an enclosed rear garden, as well as a relaxed coastal lifestyle in walking distance of golden beaches"



# Floorplan



Total area: approx. 134.2 sq. metres (1444.6 sq. feet)



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