



15 Maryknowe,
Gauldry DD6 8SL



Well presented three bedroom semi detached villa in the popular village of Gauldry

3 Bed 1 Bath 1 Reception

This well-presented three-bedroom semi-detached villa is situated within the popular village of Gauldry and is offered to the market in true move-in condition.

The accommodation comprises a welcoming lounge and a spacious breakfasting kitchen on the ground floor. Upstairs, there are two double bedrooms and a third single bedroom, which could also be utilised as a home office, nursery, or study to suit the buyer's needs. The family bathroom is fitted with an electric shower over the bath and a heated towel rail. Further benefits include double glazing, gas central heating, attic storage space, and all floor coverings, window dressings, and white goods are included in the sale (with no guarantees provided).

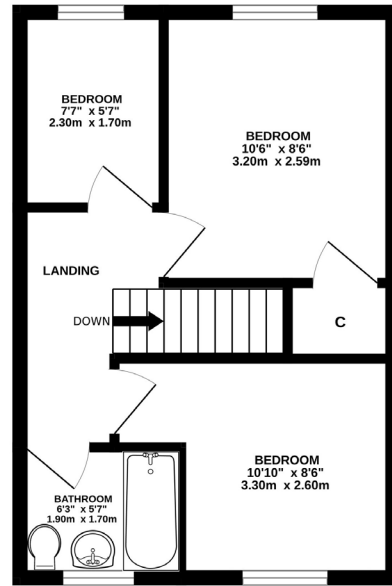
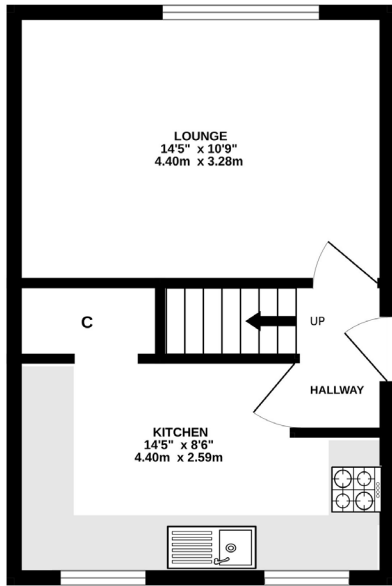
Externally, the property enjoys a well-maintained front garden and off-street parking for several vehicles. The fully enclosed side and rear gardens provide an excellent outdoor space, featuring a combination of lawn, paving, and stone chippings, along with a useful garden shed. Owing to the property's position and layout of the garden, there may be potential to extend, subject to the necessary planning consents.

This fantastic home is sure to appeal to a wide range of buyers and early viewing is highly recommended.

Features

- Hall
- Lounge
- Breakfasting Kitchen
- Three Bedrooms
- Family Bathroom
- Gardens
- Off Street Parking
- Gas central heating
- Double glazing
- EPC Rate: C

Offers Over £165,000



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.
Made with Metropix ©2025



Gauldry is a sought after semi-rural village with local amenities which include primary school and Inn. Nearby Newport provides more amenities with Dundee just a 10 minute drive away with all facilities of a major city. There is a local bus service and mainline railway links at Dundee and Leuchars. The A92 allows easy access to all parts of Fife.

FOR VIEWING:

By appointment only

Contact Lindsay's on:

☎ 01382 802050

✉ dundeeproperty@lindsays.co.uk

🌐 property.lindsays.co.uk

Prospective purchasers are requested to note formal interest with Lindsay's 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. These Particulars are intended to give a fair and overall description of the Property. Nothing in these Particulars shall be deemed to be a statement as to the structural condition of the Property, nor the working order of any services and appliances. It should be specifically noted that no warranty will be given relative to planning and building documentation or structural condition of the Property. No warranty will be given as to the ownership of moveable items. The Property is being sold as seen.