






214 Coupar Angus Road,
Dundee, DD2 5QN



Detached bungalow in the popular village of Muirhead perfect for those downsizing

 2 Bed  1 Bath  2 Reception

This detached bungalow offers spacious accommodation all on one level, making it an ideal choice for those looking to downsize while retaining comfortable living space.

Situated in the popular village of Muirhead, the property enjoys convenient access to a range of local amenities including village shops, a medical centre, and excellent transport links providing easy access to the city centre by both car and public transport.

The accommodation comprises an entrance vestibule leading to a welcoming reception hallway with useful storage cupboard. The bright lounge features an attractive fireplace and opens through to a separate dining room and conservatory. The kitchen is fitted with an integrated hob, double oven and extractor hood, with space available for a dishwasher and fridge. A rear vestibule houses the central heating boiler and provides direct access to the garden. There are two well-proportioned bedrooms, one benefiting from fitted furniture, together with a bathroom. Externally, the property enjoys a front garden laid mainly to lawn with established borders, along with a driveway providing off-street parking and access to the garage. The enclosed rear garden features two paved patio areas, a garden shed, lawn and mature borders, creating an attractive outdoor space to enjoy. Subject to the appropriate planning permissions, the property may offer scope for extension. Further benefits include double glazing and gas central heating. Included within the sale are the fitted floor coverings, window blinds where fitted, integrated kitchen appliances as specified, and the garden shed.

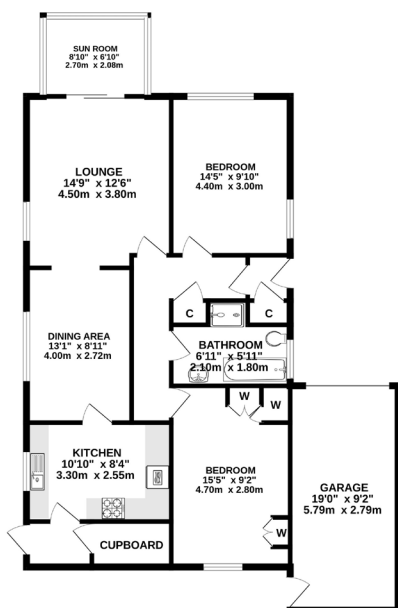
While the property would benefit from a degree of modernisation, it presents an excellent opportunity for purchasers to create a home tailored to their own tastes and requirements. Early viewing is strongly recommended to fully appreciate the accommodation, potential and sought-after location on offer.

Features

- Entrance vestibule & reception hall
- Lounge
- Dining room
- Conservatory
- Kitchen
- Two bedrooms
- Bathroom
- Gas central heating
- Double glazing
- Garage & Gardens
- EPC Rating E

Offers Over £210,000

GROUND 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 misstatement. 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 is made with respect to them.



Muirhead is a much sought after village which lies to the north west of the city of Dundee in the county of Angus. Neighbouring Birkhill offers excellent primary schooling and the famous "Birkhill" Inn which is ideal for family dining along with other local amenities. The High School catchment area is Monifieth High with its great reputation. Just minutes from Camperdown

Park, Templeton Woods, Downfield Golf Club and the Kingsway Retail Park all the facilities a family can wish for, are right on the doorstep. The main A90 dual Carriageway lies a few minutes away providing excellent access to both Edinburgh and Aberdeen.

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 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. 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.