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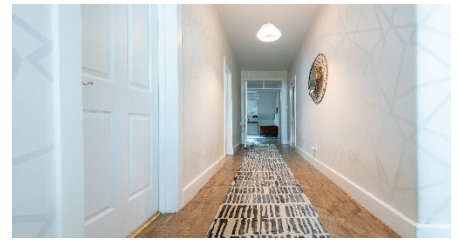
01382 206000

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01382 206000 DUNDEE CITY | ANGUS | FIFE

143 Strathern Road, Broughty Ferry, Dundee, DD5 1BR

Offers Over
£450,000



***"Stunning Semi-Detached Former
Coach House In A Prime Location"***

Accommodation: Entrance Porch, Lounge, Dining Room, Dining Kitchen, 4 Double Bedrooms, Dressing Room/Study, Modern Bathroom, Family Bathroom, Gas Central Heating, Double Glazing, Garage & Gardens.



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Description

Excellent opportunity to purchase this delightful Semi Detached former coach house which is full of character and has many attractive features. This property is in immaculate walk-in condition and provides exceptional living accommodation over two floors. Located in a quiet cul-de-sac in a prime location of Broughty Ferry surrounded by similarly styled properties. There are many attractive features within this property therefore will be of interest to a variety of purchasers.

Accommodation comprises on the ground floor- Front porch which leads in to the stunning family area which has a vaulted ceiling. The generously spacious lounge features an impressive stone fireplace and has a feature archway. The dining room is also spacious and provides ample space for dining table and chairs. Modern fitted kitchen with integrated appliances and blue speaker system. There are two good sized double bedrooms and modern bathroom.

On the upper level there are a further two double bedrooms, one has a large dressing room attached. The beautiful three piece family bathroom is fitted with WC, wash hand basin and bath.

The property benefits from gas central heating throughout and double glazing.

Early viewing is highly recommended to see the character and layout of this beautifully presented home.

Outside

To the front the property is accessed along a lane from Strathern Road with a shared driveway and private parking leading to a large garage which benefits from lighting and electricity and has been converted into a gym/home office. There is a charming private front garden laid mainly with grass, mature plants and shrubs. To the rear there is enclosed garden grounds providing a safe environment for children and a quiet spot to enjoy alfresco style eating.



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Area

Broughty Ferry is a prestigious suburb on the north shore of the River Tay. The property is within easy walking distance to the beachfront, harbour, supermarkets, schools at both primary and secondary levels, retail, bars and restaurants. There is also excellent schools at both primary and secondary levels. Broughty Ferry is only a short drive away from Dundee City Centre which offers all amenities and bus routes to all over including Perth, Aberdeen, Edinburgh and Glasgow.

Included In Sale

All floor coverings, window coverings where fitted i.e. shutters and blinds, integrated appliances including cooker, hob and fridge freezer, Chandelier in hallway.

Viewing

By appointment through Solicitors on 01382 206000 or alternatively for evenings and weekends telephone 07711 096442.

Home Report

Contact Solicitor for a Copy of the Home Report.



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Accommodation

Lounge	28'4" x 12'9"
Dining Room	18'6" x 11'11"
Dining Kitchen	13'5" x 11"
Bedroom 1	13'9" x 13'
Bedroom 2	13' x 11'9"
Bathroom	8'10" x 8'3"
Bedroom 3	14'11" x 12'1"
Bedroom 4	18'10" x 12'1"
Dressing Room/Study	12'9" x 11'10"
Family Bathroom	18'3" x 16'9"
Garage	2.49 x 9.13



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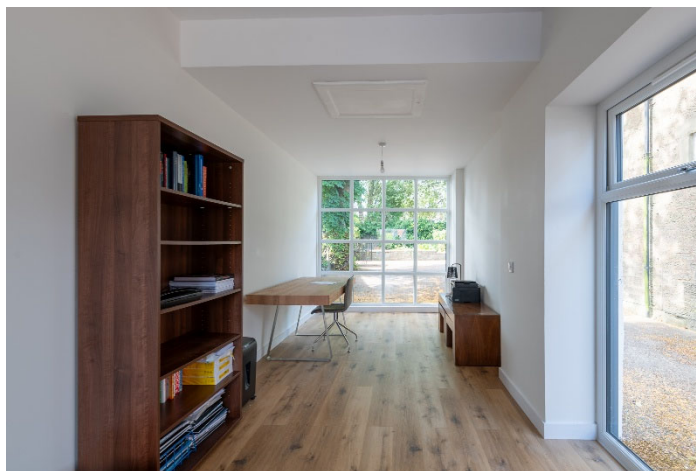
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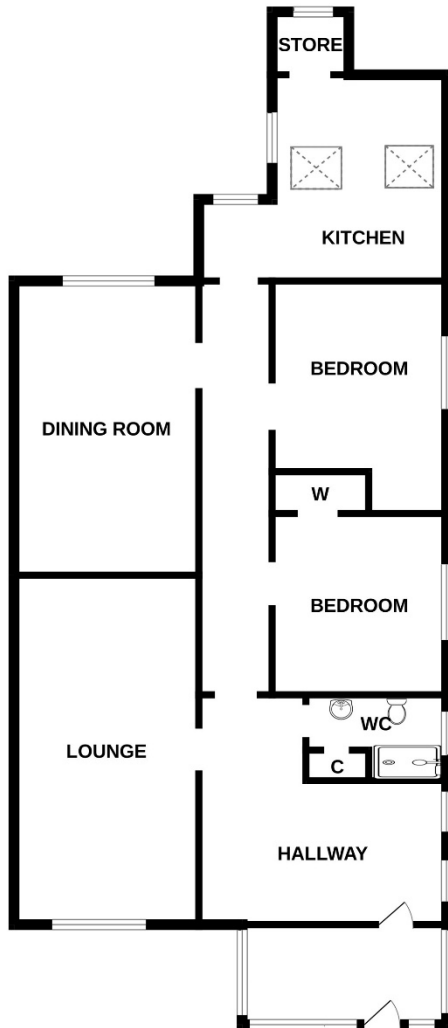


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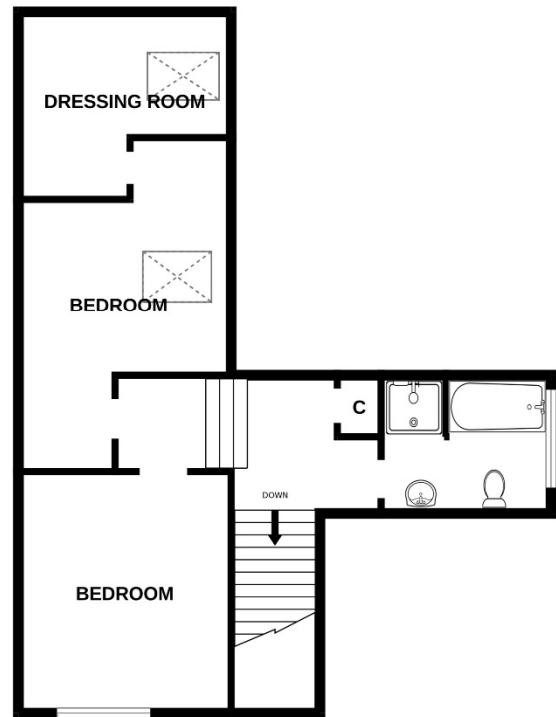
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GROUND FLOOR



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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