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57E Lorne Crescent, Monifieth, DD5 4DY







Spacious 2-Bedroom Upper Apartment in Quiet Cul-de-Sac with Stunning Views

2 Bed | 1 Bath | 1 Reception

Nestled at the end of a peaceful cul-de-sac, this attractive and spacious two-bedroom upper apartment enjoys delightful, elevated views from both the lounge and kitchen. Located on Lorne Crescent, the property offers excellent convenience for accessing the town centre, as well as Dundee city centre via car or regular public transport links.

The accommodation comprises a welcoming entrance vestibule featuring a large walk-in storage cupboard, leading into a central hallway that provides access to all rooms. The hallway also includes an additional storage cupboard and a hatch to the attic space. The bright and airy lounge/dining room benefits from two south-facing windows, offering picturesque views over rooftops towards local golf courses, beaches, and the river beyond — an ideal space to relax or entertain. The well-appointed kitchen is fitted with an integrated hob, oven, and extractor hood, and offers space for a washing machine, dishwasher, and fridge. There are two generously proportioned double bedrooms, both with fitted wardrobes, providing ample storage. The modern shower room features a large shower enclosure with a thermostatic shower for comfort and convenience. Externally, the property enjoys well-maintained shared garden grounds to the front and rear, including lawn areas, planted borders, a hedge boundary, and designated bin storage. The property further benefits from its own allocated parking space. This home presents an excellent opportunity for a range of buyers, combining a peaceful setting with convenient access to local amenities and transport links.

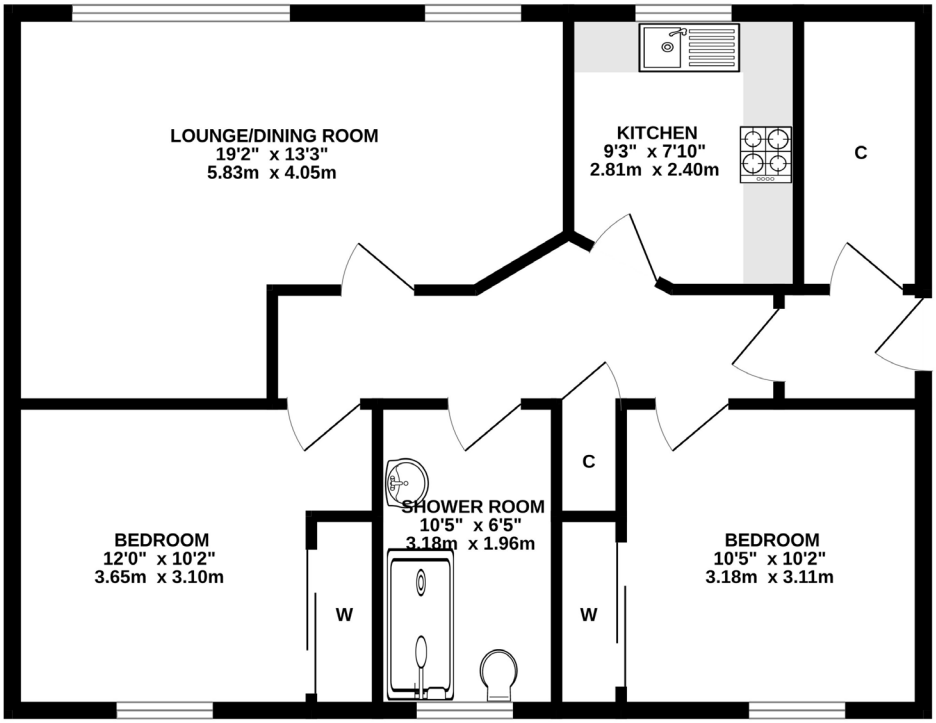
Benefits include double glazing and gas central heating. Included in the sale are the fitted floor coverings, window blinds (where fitted), integrated kitchen appliances as detailed, dishwasher (new and unused) and washing machine (no warranties provided).

The property is perfect for the 1st time buyer, or downsizers and early internal viewing is highly recommended to fully appreciate this lovely property and to avoid disappointment.

Features

- Entrance vestibule & reception hall
- Lounge/dining room
- Kitchen
- Two bedrooms
- Shower room
- Gas central heating
- Double glazing
- Gardens
- EPC Rating C

Offers Over £155,000









Monifieth is a popular coastal town situated just six miles east of Dundee City and is ideal for family living. The bustling high street offers a wide variety of shops, cafes, take aways and restaurants while on the northern edge there is a Dobbies Garden Centre and David Lloyd Leisure Centre. Renowned for its beautiful sandy beach and two outstanding golf courses, it is just a few minutes' drive from the championship course at Carnoustie. There are two primary schools and a high school with an excellent reputation, a regular bus service to Broughty Ferry and Dundee and the main east coast railway line offers a service stopping at Monifieth Station.

Monikie and Crombie Country Parks are close by and provide a range of leisure pursuits for all the family.

FOR VIEWING:

By appointment only

Contact Lindsays 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.