

Thorntons
The right way to move

122 Dundee Loan, Forfar,
Angus DD8 1EB

1

3

2

EPC
C

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Summary

Spacious second-floor flat offers bright and well-proportioned accommodation and comprises: generous open-plan lounge, kitchen and dining area, the kitchen is fitted with an integrated oven, hob and extractor hood, three well-proportioned bedrooms, a family bathroom and a separate shower room. Further benefits include gas central heating, double glazing and excellent storage throughout. Externally, the property enjoys a private rear garden with a timber shed, providing useful outdoor storage and space to enjoy the outdoors.

Features

- 3 Bedroom Second Floor Flat
- Spacious Lounge with dual aspect windows
- Fitted Kitchen with integral appliances
- Bathroom & Shower Room
- Ample Storage Throughout
- GCH; DG; EPC - C
- Partially floored attic space
- Rear Garden with timber shed
- Early Viewing is Highly Recommended
- Ideal 1st Time Purchase or Rental Investment

Room Measurements

Lounge: 17'9 x 12'6 (5.40m x 3.80m)
Kitchen: 14'5 x 12'10 (4.40m x 3.90m)
Bedroom: 12'2 x 8'2 (3.70m x 2.50m)
Bedroom: 12'2 x 8'2 (3.70m x 2.50m)
Bedroom: 12'2 x 11'2 (3.70m x 3.40m)
Bathroom: 7'7 x 4'7 (2.30m x 1.40m)
Shower Room: 5'11 x 3'7 (1.80m x 1.10m)



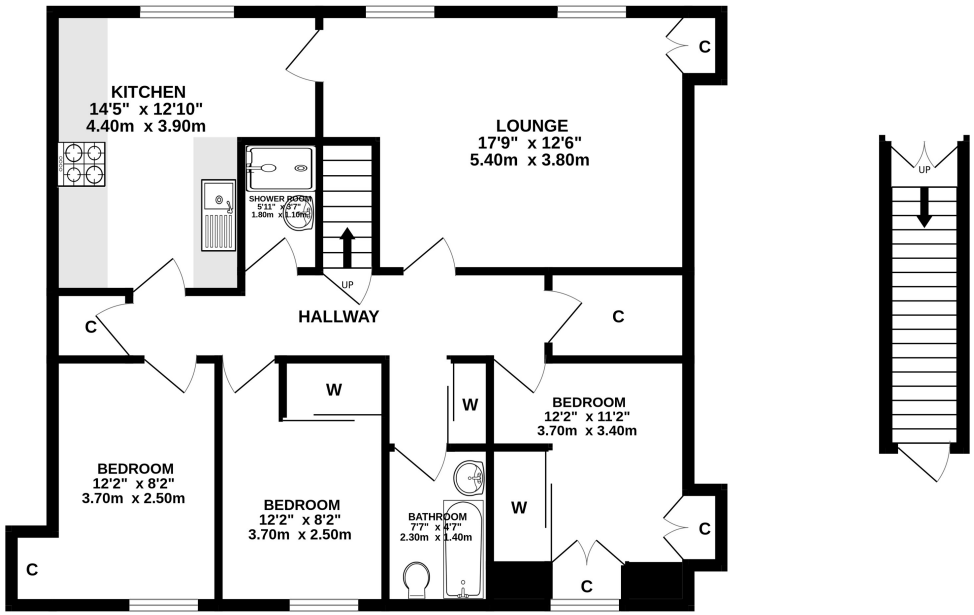






Floorplan

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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