

Thorntons
The right way to move

19 Kinnordy Terrace

Dundee, DD4 7NW

3 | 4 | 2 | EPC C

Thorntons Property | James Thomson House, 8 Riverside Road, Dundee, DD1 4BJ, United Kingdom | 01382 200099 | dundeeea@thorntons-law.co.uk
www.thorntons-property.co.uk

Property Summary

Set back within a mature residential setting, within walking distance local shops, schools and bus routes, this four-bedroom detached home enjoys a wonderfully secluded position, where generous interiors, sun-filled reception spaces and established garden grounds combine to create an inviting family residence.

A porch leads into a reception hall with useful storage and a WC. The south-facing living room is a particular highlight, enjoying excellent natural light and a comfortable setting for relaxing, while a family/formal dining room provides an elegant space for everyday meals and entertaining. The conservatory extends the living accommodation and offers a wonderful connection with the gardens. A dining kitchen is complemented by an utility room.

Features

- Four-bedroom detached house
- Quiet, mature residential setting
- Pleasingly secluded position within walking distance of shops, schools and bus routes
- Porch and reception hall with storage and a WC
- Generous, south-facing living room
- Family/formal dining room
- Bright triple-aspect conservatory
- Dining kitchen with adjoining utility room
- Sunny main bedroom with wardrobe and en-suite
- Three more bedrooms, one with a built-in wardrobe
- Family bathroom
- Private front, side and rear gardens
- Detached double garage and driveway
- Gas central heating and double glazing



































Upstairs, the sunny principal bedroom benefits from a wardrobe and en-suite, with three further bedrooms, including one with built-in storage, served by a family bathroom.

The private gardens extend around the front, side and rear of the property, creating a generous outdoor setting with plenty of space for relaxing, gardening and entertaining. A detached double garage and private driveway provide excellent parking and storage. Gas central heating and double glazing complete this attractive home.

Extras: all fitted floor coverings, light fittings and integrated appliances are included.





Click here to take a virtual tour











Dundee

Scotland's fourth-largest and notably sunniest city, Dundee, lies on the east coast, on the Firth of Tay estuary, and was recently voted by the Sunday Times as one of the top twelve places to live in Britain.

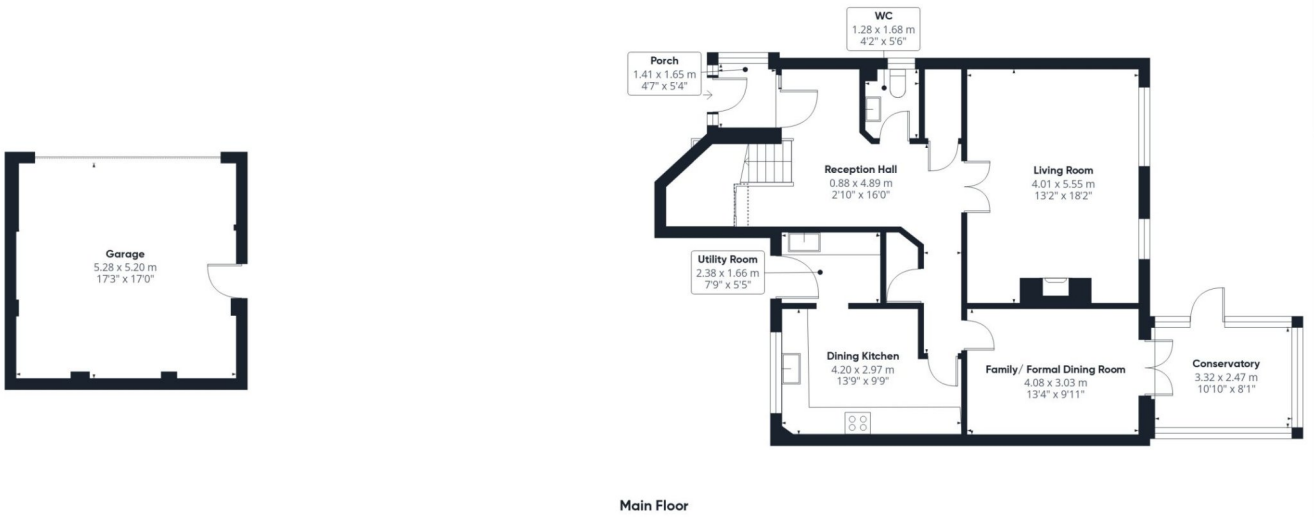
A historic port and now a UNESCO City of Design, Dundee is brimming with culture, boasting a regenerated waterfront with two nautical museums (RRS Discovery, Captain Scott's Antarctic expedition ship, and the 19th-century warship, HM Frigate Unicorn) and the architectural triumph of the V & A Dundee, Scotland's first design museum.

Further museums, arts centres and theatres can be found across the city, along with a vibrant array of bars and restaurants.

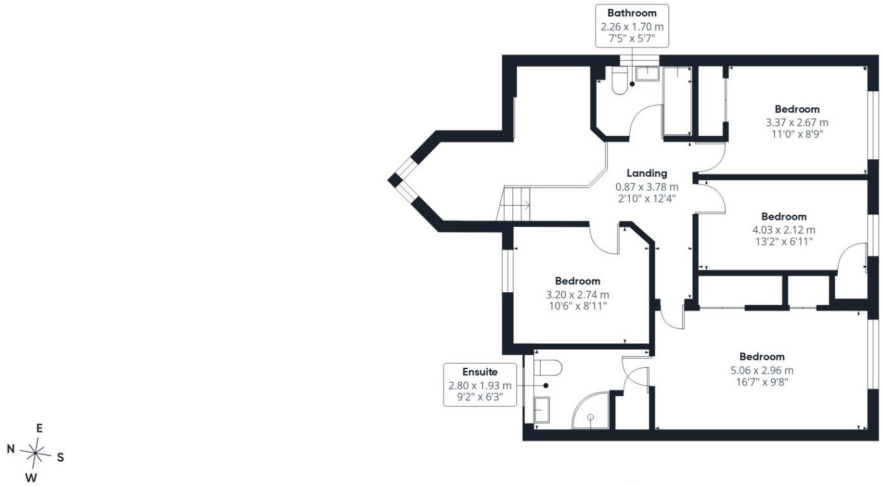
A wildlife centre, cinemas and excellent sports and leisure facilities are also on offer. Largely walkable, Dundee provides a delightful and convenient shopping experience, hosting a wide selection of high-street retail outlets, shopping centres (one with a large public library) and supermarkets.

The city provides education at all levels, with private and state institutions and one of the UK's leading universities. Major road and rail links connect Dundee to the rest of Scotland and further afield, whilst Dundee Airport also offers flights to London City Airport.

Floorplan



Main Floor



FLoor Level 2

Thorntons
The right way to move

Approximate total area(1)

176.3 m²
1901 ft²

Reduced headroom

0.3 m²
3 ft²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

PROPERTY STUDIOS

While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.



Thorntons

The right way to move

Our Branches

ANSTRUTHER
5A Shore Street
Anstruther, KY10 3EA
01333 310481
anstrutherea@thorntons-law.co.uk

BONNYRIGG
3-7 High Street
Bonnyrigg, EH19 2DA
0131 663 7135
bonnyriggea@thorntons-law.co.uk

DUNDEE
James Thomson House, 8 Riverside
Road, Dundee, DD1 4BJ
01382 200099
dundeeea@thorntons-law.co.uk

PERTH
7 Whitefriars Crescent
Perth, PH2 0PA
01738 443456
perthea@thorntons-law.co.uk

FORFAR
53 East High Street
Forfar, DD8 2EL
01307 466886
forfarea@thorntons-law.co.uk

ARBROATH
Brothockbank House,
Arbroath, DD11 1NE
01241 876633
arbroathea@thorntons-law.co.uk

CUPAR
49 Bonnygate
Cupar, KY15 4BY
01334 656564
cuparea@thorntons-law.co.uk

EDINBURGH
Citypoint, 3rd Floor, 65 Haymarket
Terrace, Edinburgh, EH12 5HD
0131 297 5980
edinea@thorntons-law.co.uk

ST ANDREWS
17-21 Bell Street
St Andrews, KY16 9UR
01334 474200
standrewsea@thorntons-law.co.uk

INVERNESS/HIGHLANDS
Kintail House, Beechwood Park, 2 Sir
Walter Scott Drive, Inverness, IV2 3BW
01463 575643
genea@thorntons-law.co.uk

@ThorntonsPropertyServices @thorntonsproperty @ThorntonsPS

Thorntons is a trading name of Thorntons Law LLP
Regulated by The Law Society of Scotland