Shiells

Solicitors & Estate Agents









18 Eastmill Road, Brechin, DD9 7EL EPC: C

Offers Over £185,000

18 Eastmill Road, Brechin

3 Bedroom Detached Bungalow

Overview

- Detached
- 3 Bedrooms
- Lounge
- Dining Kitchen
- Bathroom & Ensuite
- Gas Central Heating
- Double Glazing
- Driveway
- Rear Garden
- Close to local amenities



A modern detached bungalow with driveway and garden.



On entering the property, you are welcomed into the bright and spacious front-facing lounge. The modern dining kitchen is well-appointed with integrated appliances and offers space for a dining table and chairs. A rear door provides convenient access to the garden. This home has 3 generously proportioned double bedrooms, bedrooms 1 and 2 benefiting from built in wardrobes, providing excellent storage space and bedroom 1 also benefitting from an en-suite shower room. Completing the property is a family bathroom, along with two useful storage cupboards, one which houses the gas central heating boiler.
This property benefits from gas central heating, double glazing and loft space which is partially floored.



Extras
All fitted flooring, light fittings and blinds will be included as part of the sale.

Exterior
To the front of the property, there is a generous chipstone driveway providing ample off-street parking.
To the rear, the property benefits from a generous fully enclosed garden, mainly laid to lawn. A decking area provides an ideal space for outdoor seating, dining and entertaining, whilst two garden sheds offer useful storage. The garden also features a children's climbing frame, making it a fantastic outdoor space for families to enjoy.





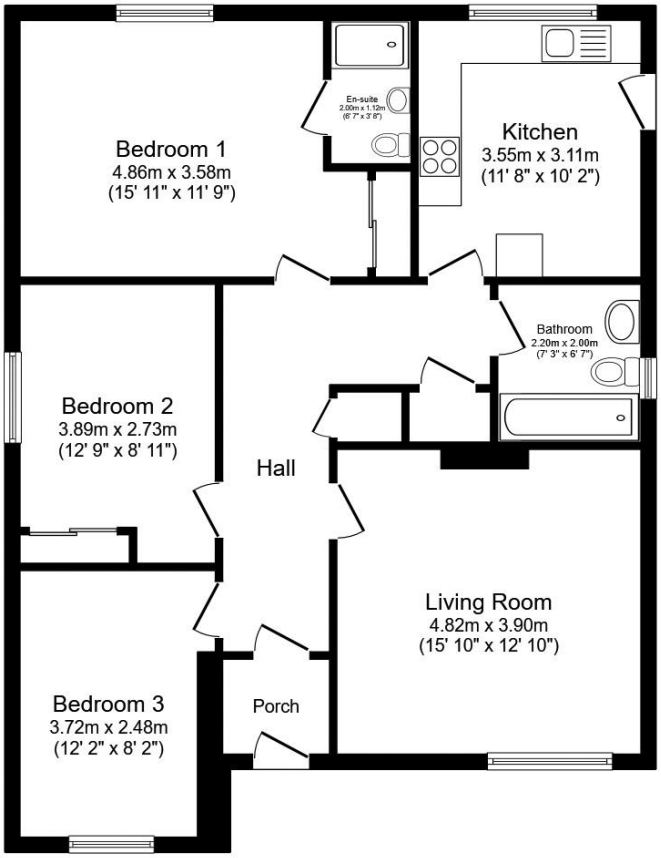






Directions

Use what3words
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Floor Plan

Total floor area: 91.9 sq.m. (989 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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31a St David Street, Brechin, Angus DD9 6EG
Phone: 01356 622 171 Email: property@shiells-law.co.uk
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