



118 RAVENSBY ROAD, CARNOUSTIE, DD7 7NN

TERRACED VILLA



Key Features

- Bright spacious villa.
- Within a very popular residential area.
- In excellent condition with fresh neutral decor.
- Gas Central Heating and Double Glazing.
- Easy to maintain front & rear gardens.



2 1 1

OFFERS OVER
£135,000

Property Description

This most impressive, bright and airy TERRACED VILLA is ideally situated within a most desirable residential area, close to all amenities, and services including shops, schools, and railway station and provides an immaculately presented family home. The property is finished in fresh neutral decor and enjoys the benefit of gas central heating, double glazing and ample storage. Outside there are enclosed, easy to maintain, front and rear gardens. Viewing is essential to appreciate this property which would make an ideal first time buy or buy-to-let investment.

ACCOMMODATION:

Lounge with Dining Area, Kitchen, 2 Bedrooms & Bathroom

ENTRANCE HALLWAY:

Entry is into a bright welcoming hallway with a large walk-in storage cupboard with power and light housing the electric meter and fuse box, stairway leading to the upper floor, and a radiator.

LOUNGE WITH DINING AREA:

Approx. 10'5 x 22'. A bright sunny lounge with dining area. There is a front facing window, ample room for furnishings and a radiator and to the rear are patio doors leading out into the rear garden.

KITCHEN:

Approx. 11'4 x 7'9. Looking onto the rear garden the kitchen is fitted with modern base and wall units with coordinating work surfaces incorporating a stainless steel sink with mixer tap. There is an electric oven, hob and stainless steel extractor hood above, plumbed space for an automatic washing machine, and space for a fridge freezer, tiled flooring and a radiator and access into the rear garden.



UPPER HALLWAY:

Access into the loft space.

BEDROOM 1:

Approx. 19'8 x 9'7. A generous size front facing double bedroom with ample room for furnishings, a shelved and hanging wardrobe, and a radiator.

BEDROOM 2:

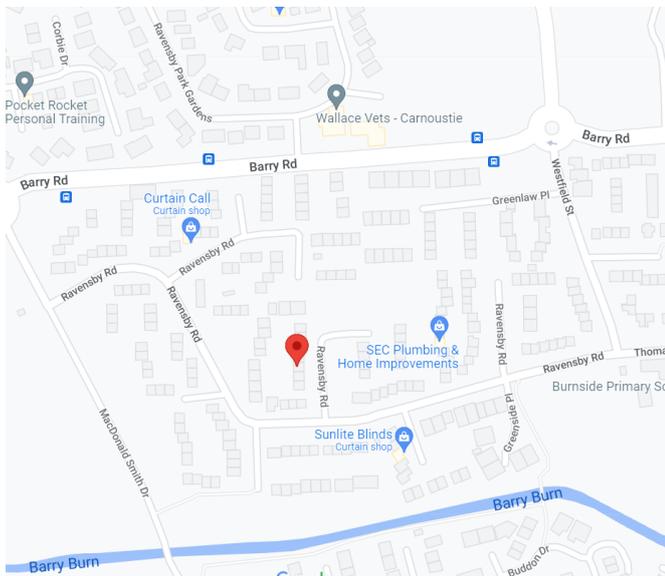
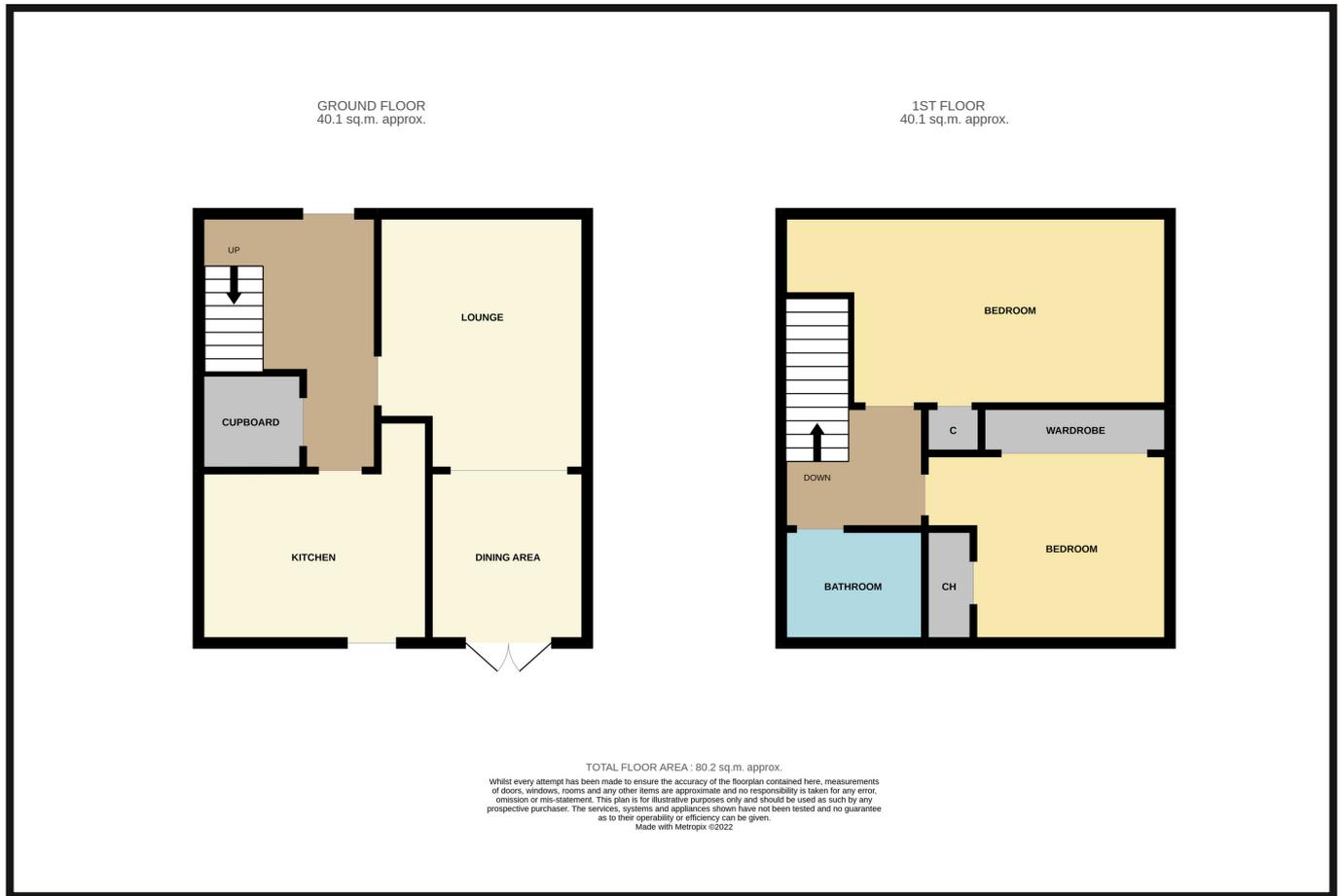
Approx. 12'7 x 9'8. A spacious rear facing double bedroom with one wall complete to shelved and hanging wardrobes with sliding doors, there is also a shelved cupboard housing the gas central heating boiler, and a radiator.

BATHROOM:

Approx. 6'7 x 5'8. A rear facing tiled bathroom fitted with a 3 piece white suite with an over the bath electric shower, bathroom fittings, tiled floor and a heated towel rail.



Property Professionals



These particulars are intended to give a fair description to assist a proposed purchaser when viewing a property, but their accuracy is not guaranteed and they shall not form part of any offer or contract. They are not to be treated as representations or warranties nor do they make or give any representation or warranty whatsoever.

Connelly & Yeoman
Solicitors Estate Agents

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