



51 BELLEVUE GARDENS, ARBROATH, DD11 5BQ

DETACHED BUNGALOW



### Key Features

- Spacious detached bungalow • Within a quiet popular residential area.
- Gas Central Heating and Double Glazing. • Driveway leading to a detached garage.
- Well presented, easy to maintain gardens, front, side and rear with wooden shed.



OFFERS OVER  
**£180,000**

# Property Description

An excellent opportunity to purchase this DETACHED BUNGALOW which is set within a generous size corner plot located within a very popular residential area. Presented in good order this spacious bungalow has the benefit of gas central heating and double glazing. There is a spacious lounge, kitchen, conservatory, 2 double bedrooms and a shower room. Outside a gated driveway, providing parking for two cars, leads to a detached garage. The garden grounds are neatly laid out with lawns to the front and side. to the rear is an enclosed garden with a large patio area, lawn and wooden shed.

## ACCOMMODATION:

Lounge, Conservatory, Kitchen, 2 Bedrooms & Shower Room.

## ENTRANCE HALLWAY:

Entry is into a spacious vestibule which overlooks the front garden with a glass panel door leading into the hallway. Two shelved storage cupboards, one housing the gas central heating boiler, and a radiator.

## LOUNGE:

Approx. 12' x 17'. A bright spacious lounge with both front and rear facing windows, ample room for furnishings, wall lights, TV and telephone points and two radiators.

## KITCHEN:

Approx. 8'5 x 11'7. Rear facing and with access into the conservatory. Fitted with base and wall units with work surface incorporating a stainless steel sink with mixer tap. There is an electric oven, gas hob with extractor hood above, plumbed space for an automatic washing machine, and space for further appliances. A breakfast seating area, and radiator.

## CONSERVATORY:

Approx. 13'2 x 7'10. A bright spacious conservatory giving access and overlooking the rear garden.



**BEDROOM 1:**

Approx. 13' x 10'5". Bright spacious front facing bedroom with two double shelved and hanging wardrobes, ample room for furnishings, and a radiator.

**BEDROOM 2:**

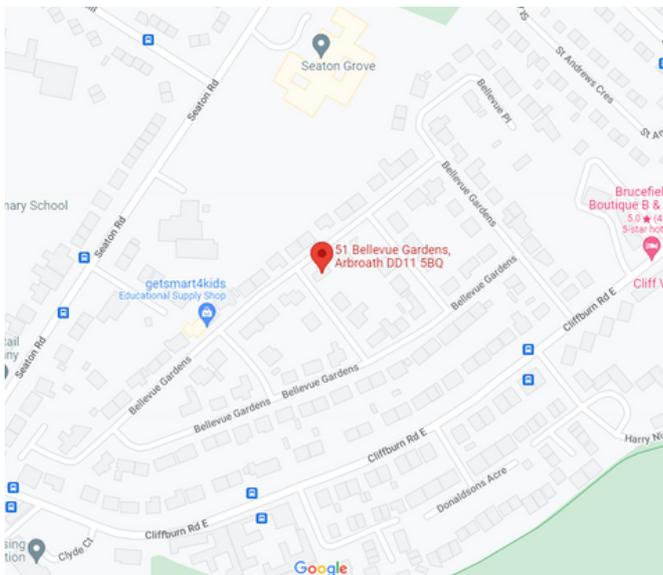
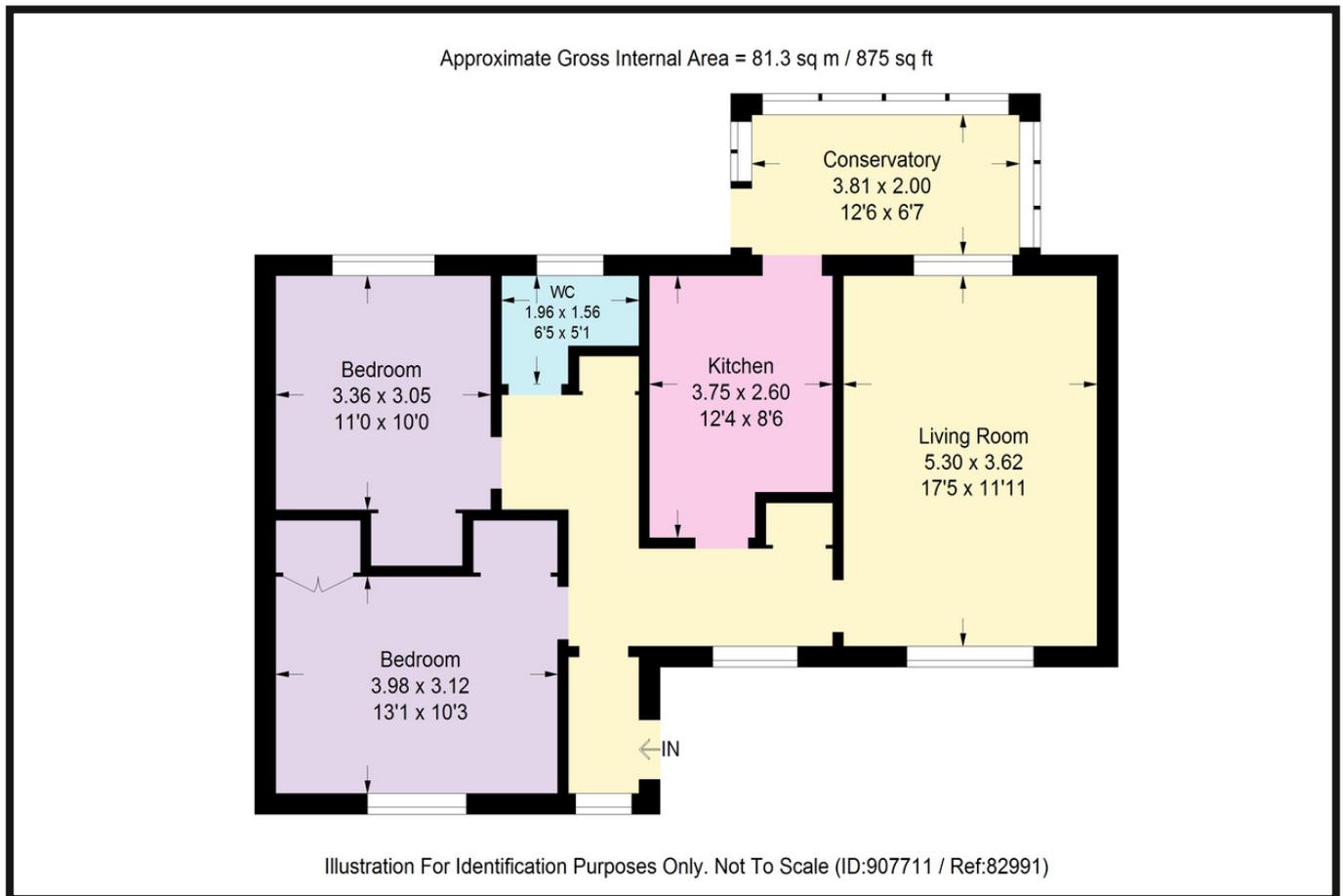
Approx. 10' x 11'. Rear facing double bedroom with a shelved and hanging wardrobe, and a radiator.

**SHOWER ROOM:**

Approx. 6'5" x 7'5". Rear facing shower room with wc, wash hand basin, and a corner shower cubicle, housing an electric shower. Bathroom fittings, wet wall, and a radiator.



# 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.

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