



25 CRAIGMILL GARDENS, CARNOUSTIE, DD7 6HT

SEMI DETACHED VILLA



Key Features

- Set within a quiet cul-de-sac location.
- A spacious semi detached villa in excellent order • Gas central heating & double glazing.
- Driveway provides parking for several vehicles and leads to the garage.
- Lovely, enclosed rear garden with large deck and summerhouse.



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OFFERS OVER

£165,000

Property Description

This spacious SEMI DETACHED VILLA provides excellent accommodation on two levels and is located within a quiet cul-de-sac in a popular residential area of Carnoustie, served by various amenities including a busy Town Centre, Primary & Secondary Schools, Seaside and the internationally famous Championship Golf Links, boasting three golf courses, with many more within a short distance of the town. Maintained and decorated to an incredibly high standard by the current owner, this delightful home has the benefit of gas central heating, double glazing and has a beautiful, well kept, good sized, mature garden to the rear of the property laid out in lawn, decking, borders of mature shrubs, bushes and flowers and a large summerhouse is to be included in the sale. To the front, a driveway, providing parking for several vehicles is a further added benefit, as is the garage. This is an ideal opportunity to purchase a lovely home in a prime location and must be seen to fully appreciate.

ACCOMMODATION:

Hallway, Lounge, Kitchen with Dining Area, 2 Bedrooms, Bathroom.

HALLWAY:

Spacious hallway with stairway leading to the upper floor accommodation.

LOUNGE :

Approx. 12'2" x 9'3". A delightful, bright and spacious lounge with picture window overlooking the front of the property, modern neutral decor, a large under stair storage cupboard, laminate flooring and open to the dining kitchen.

KITCHEN with DINING AREA:

Approx. 16'1" x 8'6". The kitchen is fitted with light oak effect base and wall units with contrasting splash back and work surfaces. Space for white goods and fridge and dishwasher are to be included in the sale. Ample space for table and chairs. A window overlooks the rear garden and good quality sliding french doors lead out. Downlights.



UPPER HALLWAY:

Access to the partially floored attic and linen cupboard.

BEDROOM 1:

Approx. 12'5" x 9'. A very spacious front facing bedroom with built in wardrobes with stylish sliding mirrored doors and laminate flooring.

BEDROOM 2:

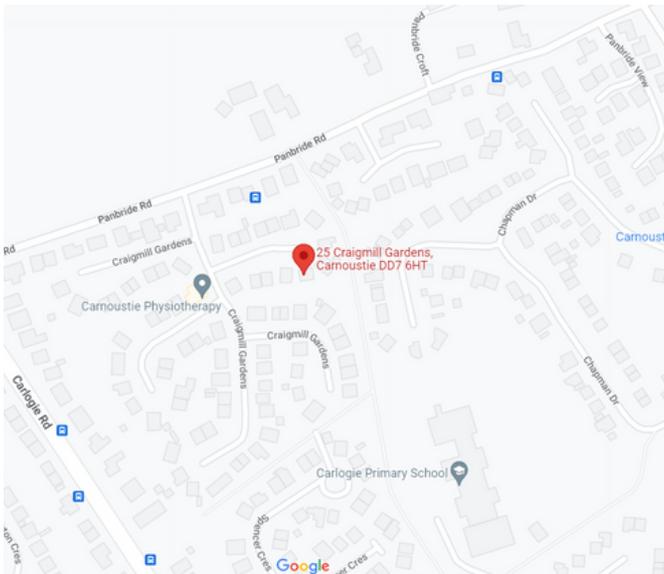
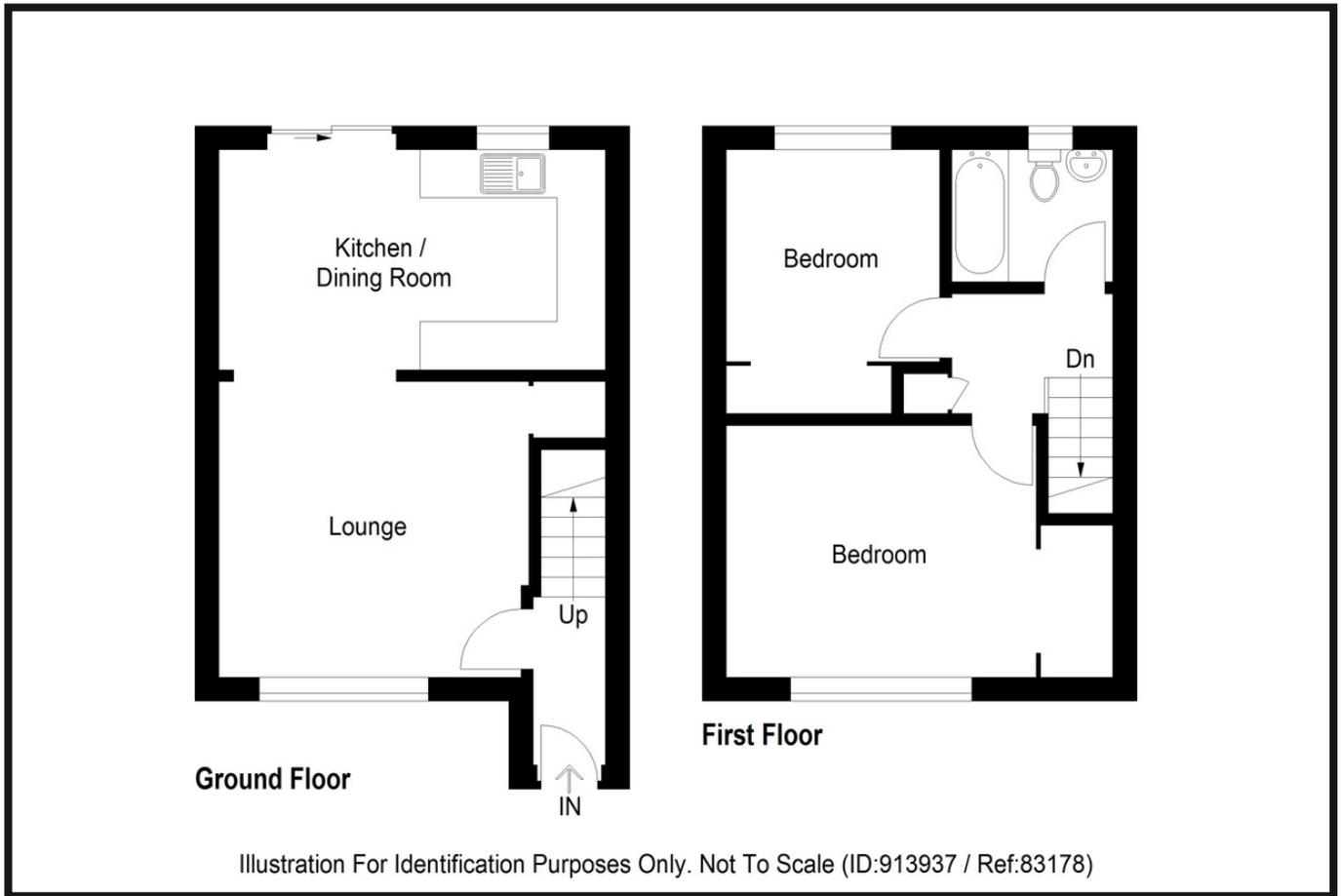
Approx. 9' 10" x 8' 11". Another delightful well proportioned bedroom overlooking the rear garden with built in wardrobes with sliding doors.

BATHROOM:

Approx. 6' 3" x 5'5". A fabulous, bright room which is fitted with a 3 piece suite comprising of w/c, wash hand basin, bath with shower over and glass screen. Chrome wall mounted towel rail, partially tiled and large window.



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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