

Connelly Yeoman



4 EDEN TERRACE, DUNDEE, DD4 6JG

MAISONETTE



- Bright and spacious 2 Bedroom Ground Maisonette
- Outstanding views over the River Tay, Bridge and beyond
- Gas Central Heating, Double Glazing, tasteful decor, recently upgraded kitchen
 - Private Garden area with seating area



OFFERS OVER
£115,000

Property Description

This attractive and well presented two bedroom MAISONETTE with stunning views across the Tay to the rail bridge and beyond. The property has been well maintained and enjoys the benefits of gas central heating and double glazing and has ample storage and access to an attic. It comprises of a spacious lounge, recently upgraded kitchen, two good sized double bedroom, one of which has a walk in wardrobe and bathroom. Outside there is a private garden with an area for outdoor furnishings.

ACCOMMODATION COMPRISING: ENTRANCE HALLWAY, LOUNGE, KITCHEN, TWO DOUBLE BEDROOMS AND BATHROOM.

ENTRANCE HALLWAY: Entry into the maisonette through a composite door and into a spacious and welcoming hallway. A window overlooks the side of the property and a cupboard houses the electric meter. A staircase leads from here to the upper floor accommodation.

LOUNGE: Approx. 15'7 x 19'5. A lovely bright and spacious lounge with two windows one overlooking the side and the other to the front giving stunning views out over the Tay and the bridge. There is ample space for furnishings. An understairs storage cupboard has cloak hooks and light.

KITCHEN: Approx. 8'9 x 10'. A recently upgraded kitchen which has a window overlooking the rear. It is fitted with modern base and wall units with coordinating wooden work surfaces incorporating a sink with a mixer tap. Integrated appliances include a double electric oven with five burner gas hob. There is plumb space for an American style fridge freezer, a washing machine and tumble dryer. The units have lighting below and there is a parador ceiling with spotlights.



A staircase leads to the upper floor where there is a window overlooking the side, a storage cupboard and access to the loft.

BEDROOM 1: Approx. 15'7 x 10'. A window overlooking the front of the property with spectacular views out across the Tay. There is ample room for furnishings.

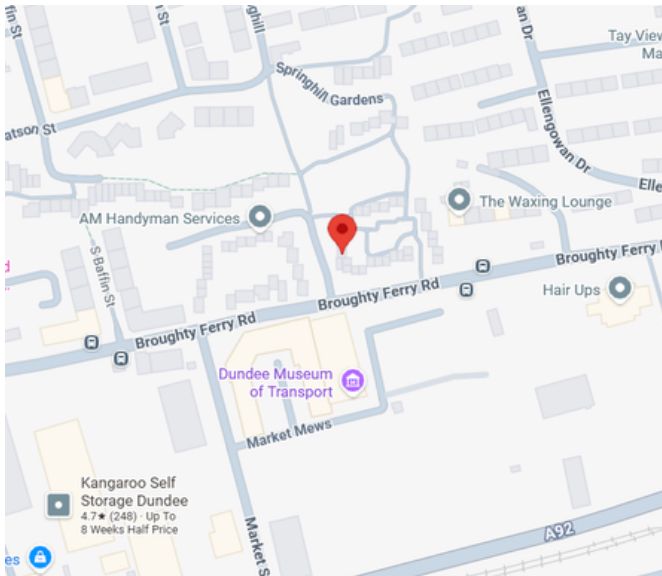
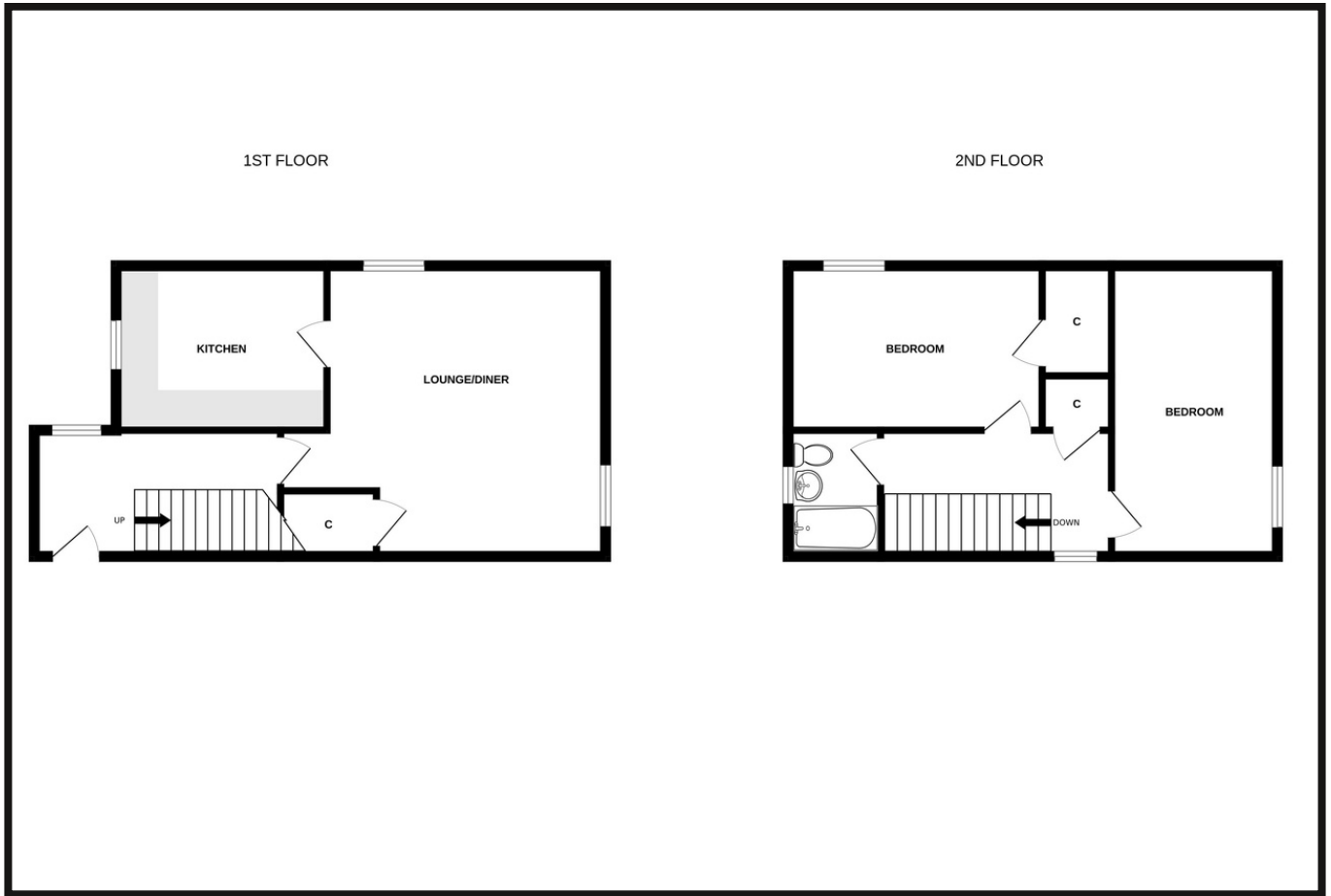
BEDROOM 2: Approx. 8'10 x 13'3. There is a walk in wardrobe with shelved and hanging space which houses the gas central heating boiler and view from a side facing window toward Broughty Ferry.

BATHROOM: Approx. 6'9 x 6'. Fitted with a bath which has an over the bath electric shower, a wash hand basin and a WC. The bathroom is tiled and has a window providing natural ventilation and light, bathroom fittings and spotlights to the ceiling.

GARDEN: The property has a private, low maintenance garden laid out with chip stones.



Property Professionals



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