

Connelly Yeoman



61 GREENLAW PLACE, CARNOUSTIE, DD7 7NG

TERRACED BUNGALOW



- Bright and spacious Terraced Bungalow
- Located in a popular residential area close to the town centre amenities and services
 - Gas Central Heating, Double Glazing, neutral decor
- Easy to maintain front and rear gardens with sunny patio area



OFFERS OVER
£105,000

Property Description

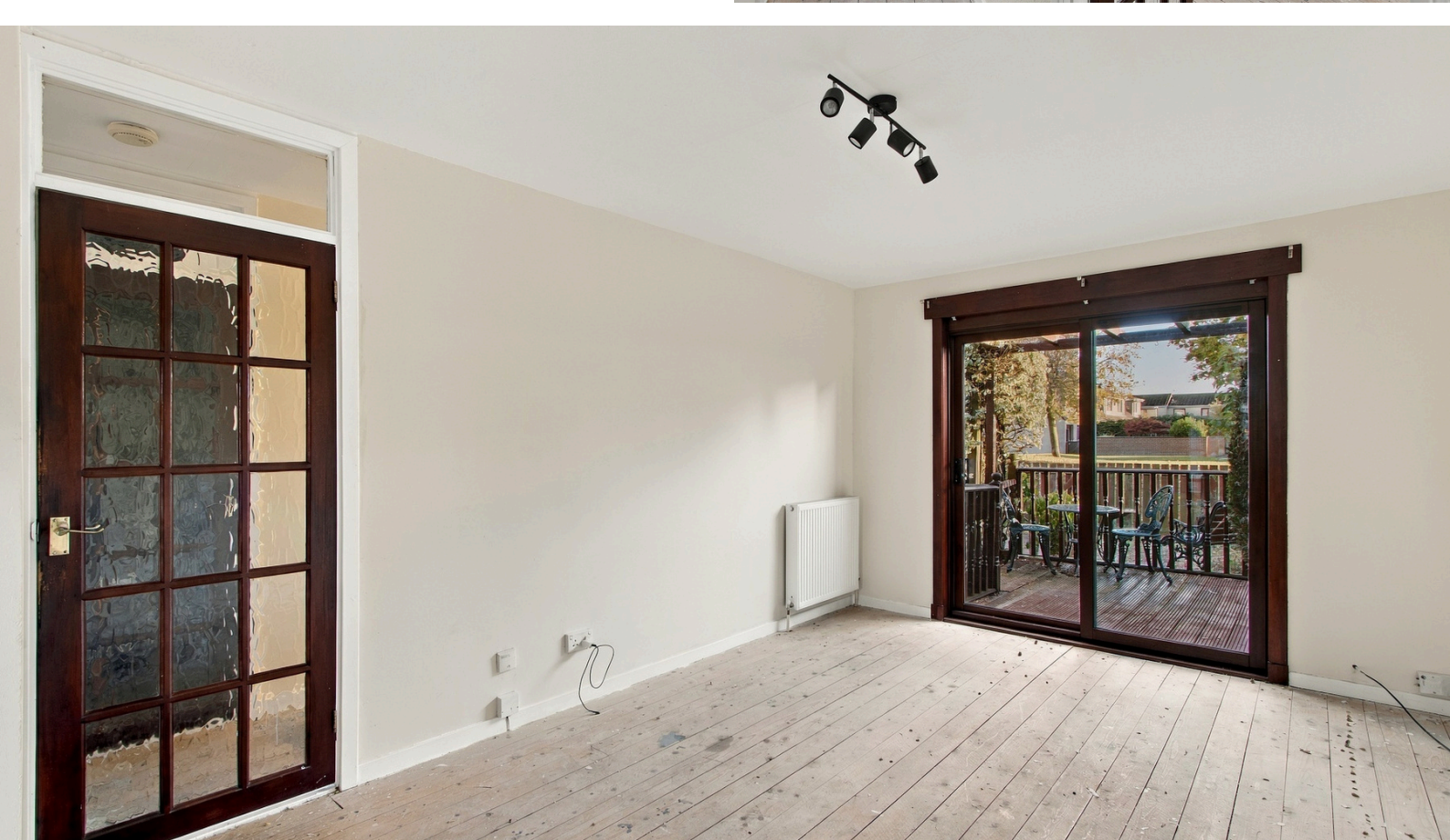
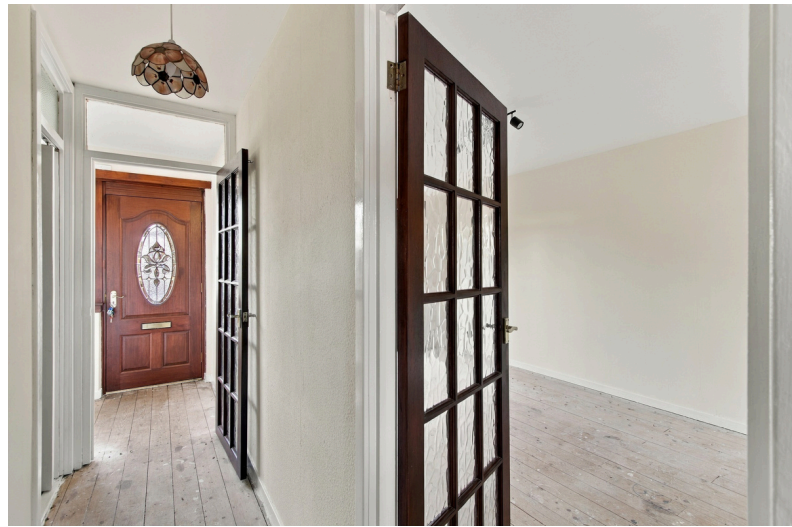
This bright and airy one bedroom TERRACED BUNGALOW is ideally situated within a popular residential area close to the town centre and offers well proportioned accommodation. The property has been well maintained and enjoys the benefits of Gas central heating, Double glazing and ample storage and comprises of a spacious lounge, kitchen, a double bedroom and shower room. Outside are enclosed front and rear gardens with a sunny deck area with access from the lounge into the front garden, the rear garden again enclosed with a shed and access to a rear lane.

**ACCOMMODATION COMPRISING: ENTRANCE PORCH/
HALLWAY, LOUNGE, KITCHEN, BEDROOM, SHOWER ROOM.**

ENTRANCE PORCH/HALLWAY: Approx. 4'7 x 9'1. A lovely bright cloaks area with a glass door into the hallway. A glass panel door into a storage cupboard which houses the electrics, the boiler and a ceiling hatch gives access into loft space. A recessed area has cupboard above for further storage.

LOUNGE: Approx. 10'6 x 16'5. Front facing with patio doors leading out on to the decking area. An open archway leads into the kitchen.

KITCHEN: Approx. 7'9 x 10'6. Fitted with a range of base and wall units with coordinating work surfaces, stainless steel sink with mixer tap, integrated electric oven, 4-burner electric hob with extractor hood above and ample space for a washing machine. A small breakfast bar offers space for casual dining. A window overlooks the rear garden and a door leads out.



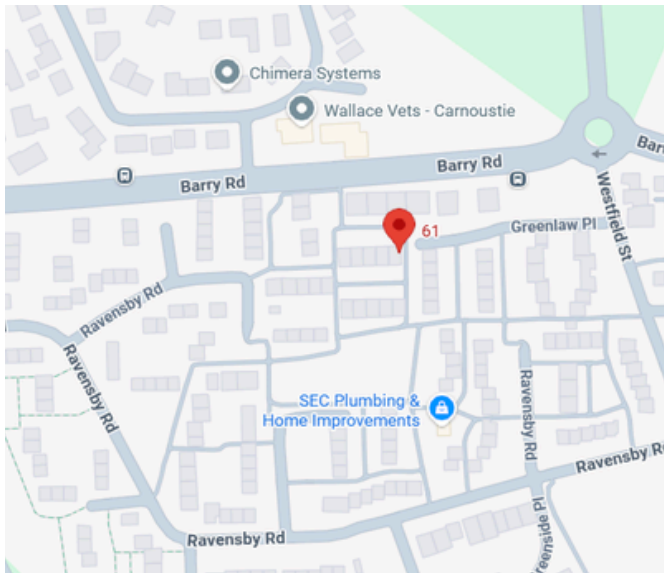
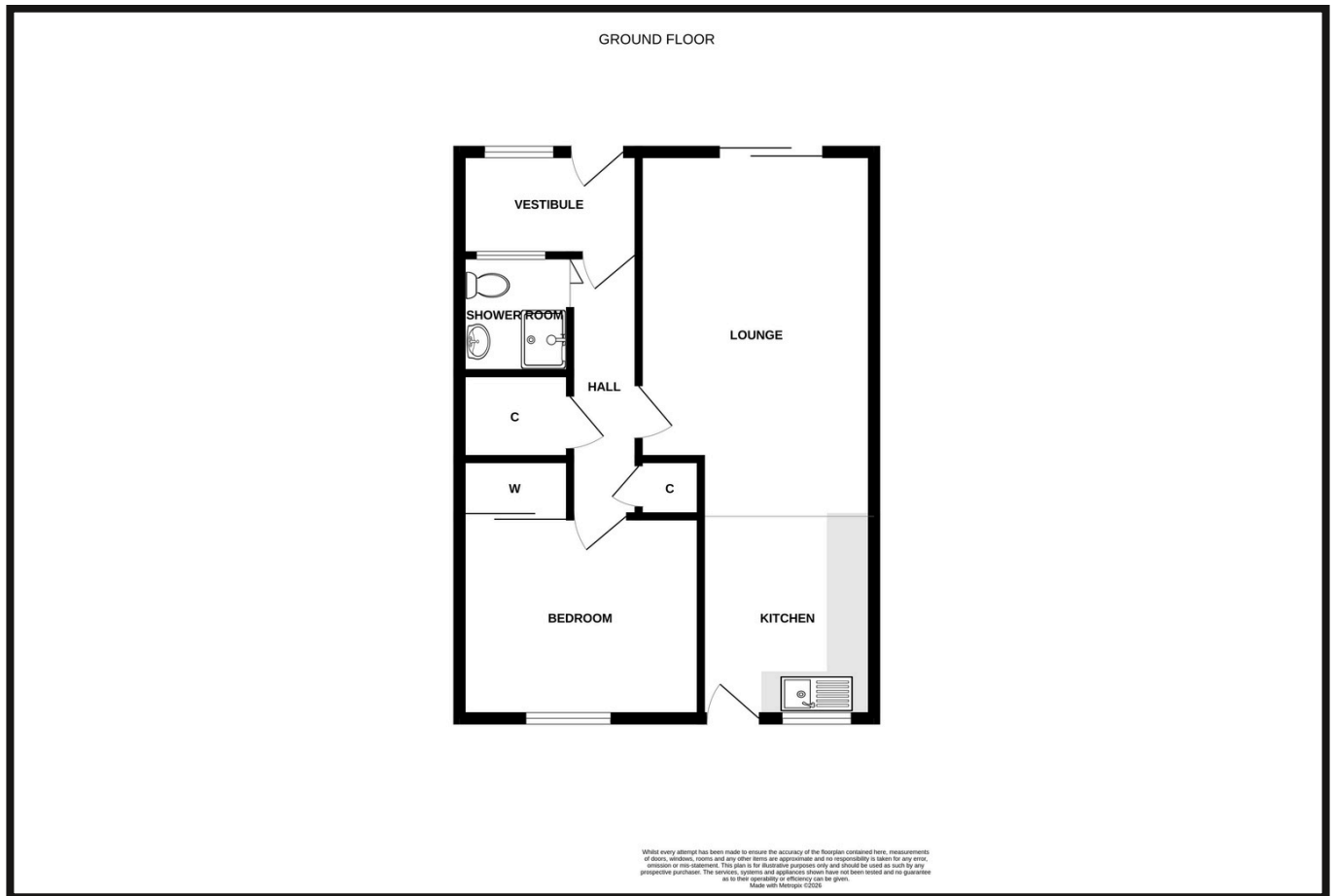
BEDROOM: Approx. 11'9 x 9'2. Rear facing overlooking the back garden, this room has double built in wardrobes with sliding mirror doors.

SHOWER ROOM: Approx. 5'8 x 6'5. A bi-fold door leads into this shower room which is fitted with a 2-piece suite, a shower enclosure houses an electric power shower, tiling to the walls, chrome heated towel rail and a wood effect floor.

GARDENS: The front garden is laid out with ease in mind with chip stones, mature bushes and a wooden Pergola and sunny deck area offering a lovely outside space with access into the Lounge through patio doors. The rear garden is fully enclosed and is laid to chip stones with mature shrubs, a wooden Shed is part of the sale. A rear gate allows access to the lane where there is residents' parking.



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
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