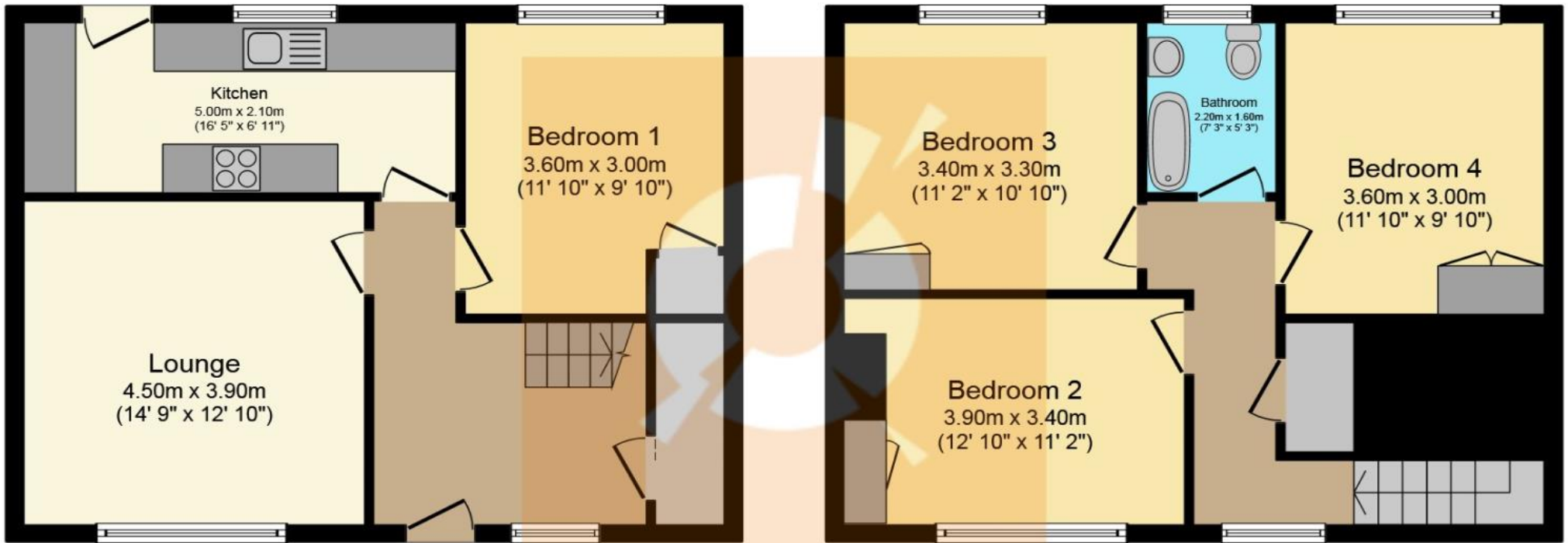




46 Balgowan Avenue, Dundee

Offer In Region Of £120,000





Ground Floor

First Floor

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

THE PROPERTY

***** Charming 4-bedroom Mid-Terrace*** NEW KITCHEN***NEW BATHROOM*** NEW FLOORING***FRESHLY DECORATED*****This substantial family home is ideal for the first-time purchaser or growing family. Please call your personal estate agents, The Property Boom for more details. Thank you.

Upon entering this delightful home, you quickly realise how generously proportioned this lovely mid-terrace is. The lounge is particularly spacious and has been presented in fresh subtle neutral tones which adds to the bright airy spaciousness. The large double-glazed windows allow masses of natural light into this comfortable living space.

The newly fitted kitchen with an abundance of wood effect cabinetry to the floor and wall is complimented beautifully by the contrasting dark worktops. A double-glazed window and door looks out to the back garden area. Decking soaks up the summer sun and provides the perfect place for dining alfresco. There is also a useful garden shed.

The new family bathroom is partially tiled and consists of white modern 3-piece sanitary ware with a wash hand basin, w.c, and shower over bath with glazed screen. There are 3 superbly spacious double bedrooms with storage on the upper level and 1 bedroom on the ground level. The property has newly fitted flooring throughout and has been freshly decorated.

This mid-terrace home has a great selection of local amenities including shops, supermarkets, schools and transport services. For detailed information on schooling, please use The Property Boom's school catchment and performance tool on our website. This property is truly in walk in condition and we urge early viewing to avoid disappointment.

Viewing is by appointment – please contact The Property Boom to arrange a viewing or for any further information and a copy of the Home Report. Any areas, measurements or distances quoted are approximate and floor Plans are only for illustration purposes and are not to scale. Thank you.

THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT.

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