



2 The Court

Errol Road | Invergowrie | DD2 5BQ

Thorntons 
The right way to move





2 The Court

Errol Road | Invergowrie | DD2 5BQ

Description

This is an exceptional opportunity to purchase a well-presented detached villa in a highly sought-after residential location. Invergowrie boasts a perfect blend of quiet village living all whilst enjoying highly convenient access to many local amenities including shops, leisure facilities, Ninewells Teaching Hospital, Technology Park and excellent commuter transport links into Dundee City Centre and beyond.





Description

This ideal family home offers adaptable accommodation which comprises: Bright lounge with patio doors leading to the rear garden, kitchen / dining room, W/C, family bathroom, adaptable bedroom 5 / study and four further double bedrooms with the master enjoying ensuite facilities. The comprehensive list of attributes includes integrated storage facilities in four of the five bedrooms, partially floored attic space, gas fired central heating ,double glazing and underfloor heating in the family bathroom and ensuite. Integrated kitchen appliances include fridge, freezer, oven, extractor fan, gas hob and dishwasher.

Externally the property benefits from private garden grounds to the rear of the property which include a formal lawn and patio area. Vehicular needs are catered for with a private monoblocked driveway leading to a single garage.

Internal viewing is essential to enable potential buyers to fully appreciate the extent and quality of accommodation within this magnificent family home. EPC Rating - B.









Lounge	24'00 x 12'10	7.32m x 3.91m
Kitchen / Dining Room	19'05 x 16'04	5.92m x 4.98m
W/C	5'07 x 4'07	1.70m x 1.40m
Bathroom	8'00 x 7'02	2.44m x 2.18m
Bedroom 5 / Study	11'11 x 7'10	3.63m x 2.39m
Master Bedroom	13'00 x 11'06	3.96m x 3.51m
Ensuite	8'05 x 5'06	2.57m x 1.68m
Bedroom	11'11 x 11'01	3.63m x 3.38m
Bedroom	11'01 x 9'06	3.38m x 2.90m
Bedroom	11'00 x 10'08	3.35m x 3.25m

