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Thorntons 
The right way to move



G/L 3 Eden Street

| Dundee | DD4 6HL

Offers Over £58,000

Lounge	14'8 x 13'9	4.47m x 4.19m
Kitchen	11'2 x 5'5	3.40m x 1.65m
Bathroom	6'5 x 5'5	1.96m x 1.65m
Bedroom	11'3 x 10'2	3.43m x 3.10m



This is an outstanding opportunity to purchase a ground floor apartment situated in a highly sought-after location. Eden Street is just a short distance from a wide range of amenities including shops, schools, leisure facilities, universities and excellent commuters bus routes which connect to all parts of the city.

The subject property offers comfortable accommodation which comprises: bright lounge, kitchen, bathroom with wet wall fittings and a well-proportioned double bedroom. Practical attributes include double glazing and gas fired central heating.

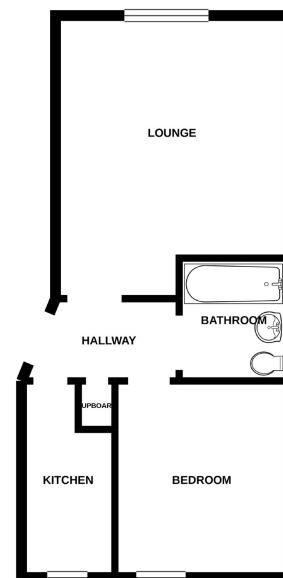
Externally the property benefits from communal garden grounds and on-street parking.

This is an ideal buy-to-let investment or first time buy and early viewing is highly recommended.



GROUND FLOOR

- Ground Floor Flat
- Popular Location
- Lounge
- Kitchen
- Bathroom
- Double Bedroom
- GCH, DG & EPC D
- Communal Garden Grounds



While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of blocks, volumes, areas and any other items are approximate and no responsibility is taken for any errors, omissions or mis-statement. This plan is for illustration purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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