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9 Smithy House
| By Carnoustie | DD7 6LE



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Offers Over £235,000

We are delighted to bring to the market this well appointed semi detached 2 storey cottage which provides spacious family accommodation which must be viewed to be fully appreciated. This comfortable family home is in tasteful decorative order and benefits from double glazing, oil central heating and will be sold with floor coverings and blinds included. The generously proportioned accommodation comprises: entrance hall, open plan lounge/dining room with bay window over looking the garden, fitted kitchen with range of wall and base units, family room/study, shower room, 4 good sized bedrooms and a family bathroom. There is a guarantee on the roof extension. Externally the driveway to the side provides ample parking. The low maintenance gardens are mainly laid to lawn with a useful workshop and shed. Pleasant views are available from the south elevation across open countryside and towards North Sea in the distance. The nearby seaside town of Carnoustie boasts a range of facilities including schools, shops, restaurants, public transport, recreational facilities, the picturesque shore area and further services at Arbroath, Dundee and surrounding Angus villages are within easy access. EPC - E



- Semi Detached 2 Storey Cottage Dwelling
- Lounge/Dining Room
- Family Room/Study
- Modern Kitchen

- 4 Bedrooms
- Bathroom & Shower Room
- Oil CH & D/G, EPC - E
- Driveway, Shed & Gardens



