











Quietly set back from the main road, this mid terraced Villa will provide comfortable and spacious family accommodation on two floor levels.

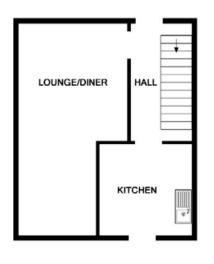
The subjects benefit from double glazing, gas central heating and will be sold with floor coverings, blinds and integrated gas hob, electric oven and extractor hood included.

There are low maintenance private gardens to front and rear with useful store.

Brechin boasts a wide range of services including schools, shops, restaurants, recreational facilities and further services at surrounding Angus towns and cities of Aberdeen and Dundee are within easy access.

24 Witchden Road, Brechin, DD9 7HH Room Dimensions

Lounge/Dining Room	20'6 x 10'8	(6.25m x 3.25m)
Kitchen	9'1 x 9'1	(2.77m x 2.77m)
Bedroom 1	14'3 x 9'10	(4.34m x 3.00m)
Bedroom 2	10'9 x 10'3	(3.28m x 3.12m)
Bathroom	6'8 x 6'1	(2.03m x 1.85m)







1ST FLOOR





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24 Witchden Road, Brechin, DD9 7HH











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2 Bed



1 Bath

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