

T: 01307 466886

E: forfar@thorntons-law.co.uk

www.thorntons-property.co.uk

Thorntons 
The right way to move

Dundee | Anstruther | Arbroath | Cupar | Edinburgh
Forfar | Kirkcaldy | Montrose | Perth | St Andrews



113 Dundee Road

| Forfar | DD8 1JD

Offers Over £220,000

113 Dundee Road

| Forfar | DD8 1JD

Offers Over £220,000

An opportunity has arisen to obtain a well presented detached 2 storey bungalow which provides spacious and versatile family accommodation within a prime residential location. The subjects are in tasteful decorative order, benefit from double glazing, gas central heating and will be sold with floor coverings, blinds and integrated electric hob, double oven, extractor hood and dishwasher included. The accommodation comprises: lounge, dining kitchen, utility room, sun room, 3 double bedrooms one with en-suite shower room, study area and and 4 piece bathroom suite.

Externally the long driveway to the front and side provides parking for a number of vehicles and access to the detached single garage with remote door. The beautifully landscaped gardens to the front and rear have lawn, wood raised patio, greenhouse, shed and mature shrubs.

The popular market town of Forfar boasts a wide range of amenities including schools, recreational facilities, shops and easy access to the picturesque Angus Glens and the cities of Aberdeen and Dundee. early viewing is highly recommended.

- Detached 2 storey Bungalow
- Lounge
- Dining Kitchen & Utility
- Sun Room
- 3 Double Bedrooms (1 E/S)
- Study/Office Area
- Four Piece Bathroom
- DG, GCH, EPC D
- Garage & Large Driveway
- Landscaped Gardens

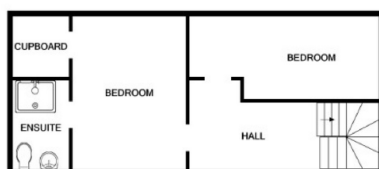




Lounge	14'2 x 12'9	4.32m x 3.89m
Dining Kitchen	13'7 x 9'8	4.14m x 2.95m
Utility Room	7'9 x 6'6	2.36m x 1.98m
Sun Room	11'10 x 5'4	3.61m x 1.63m
Bedroom 1	12'9 x 8'0	3.89m x 2.44m
En Suite Shower Room	5'9 x 6'6	1.75m x 1.98m
Walk in wardrobe	5'10 x 5'7	1.78m x 1.70m
Bedroom 2	11'9 x 10'3	3.58m x 3.12m
Bedroom 3	15'3 x 7'3	4.65m x 2.21m
Study/Office Area	9'10 x 7'5	3.00m x 2.26m
Bathroom	9'4 x 6'0	2.84m x 1.83m



GROUND FLOOR



1ST FLOOR

While every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative 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.
Made with Metropix (©2020)

Thorntons is a trading name of Thorntons LLP. Note: While Thorntons make every effort to ensure that all particulars are correct, no guarantee is given and any potential purchasers should satisfy themselves as to the accuracy of all information. Floor plans or maps reproduced within this schedule are not to scale, and are designed to be indicative only of the layout and location of the property advertised.

