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DUNDEE, DD2 2HX



COMMUNAL GARDENS
TO THE REAR



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McEwan Fraser Legal is delighted to present this one-bedroom, ground floor flat with its own main door. This home presents an excellent opportunity for the right buyer to complete a project and create a personalised home.

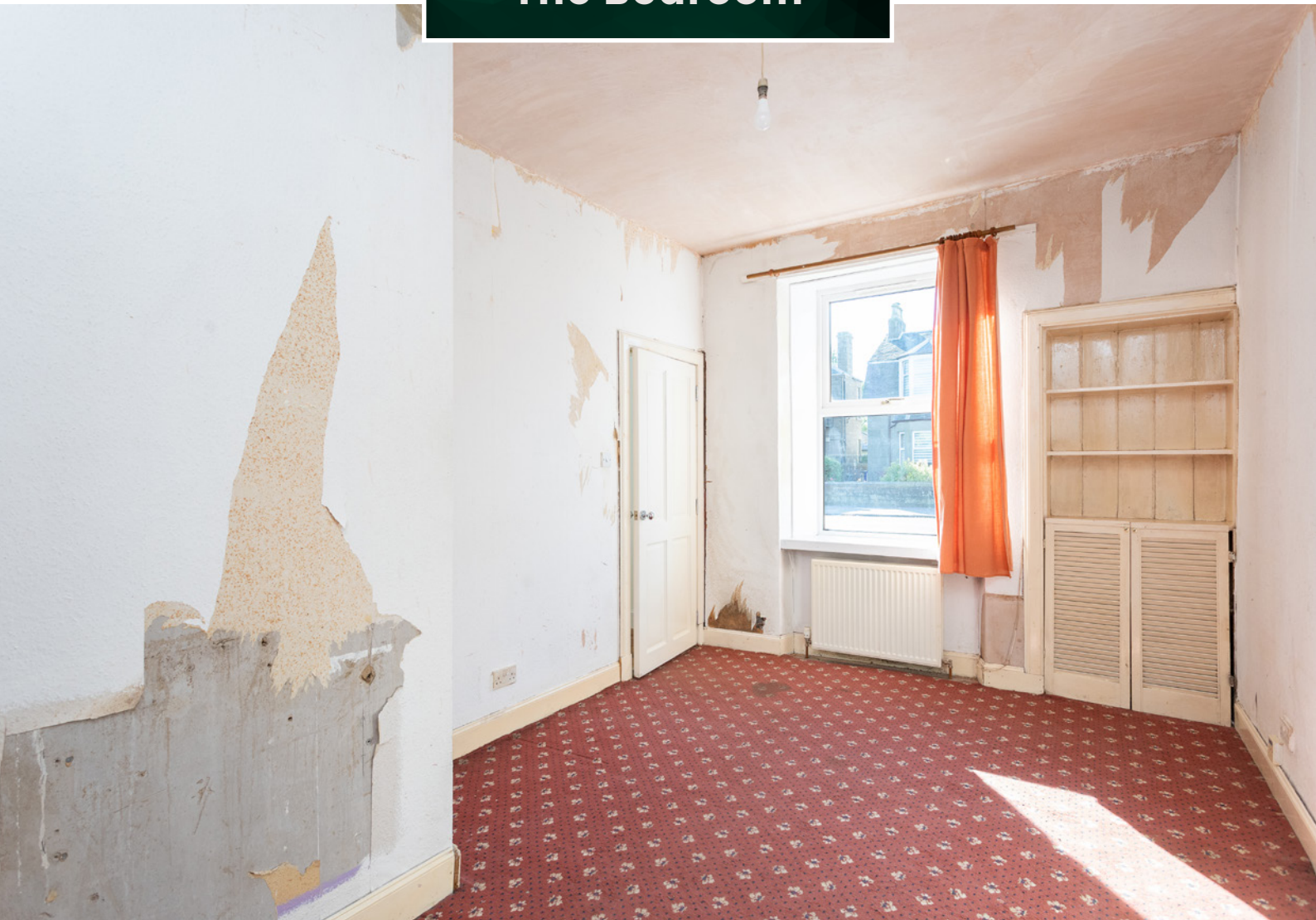
Offering plenty of potential, the property features a spacious lounge that has already been finished, providing a welcoming space for relaxation. The good-sized bedroom offers scope for comfort, while the galley-style kitchen, complete with an additional store or utility area, adds to the home's functionality. The shower room includes a shower, vanity basin, and toilet. Much of the plastering has been completed, giving the new owner a head start in bringing the rest of the property up to their own style and standards. With a bit of work, this flat could truly shine and become a lovely home.

The Property

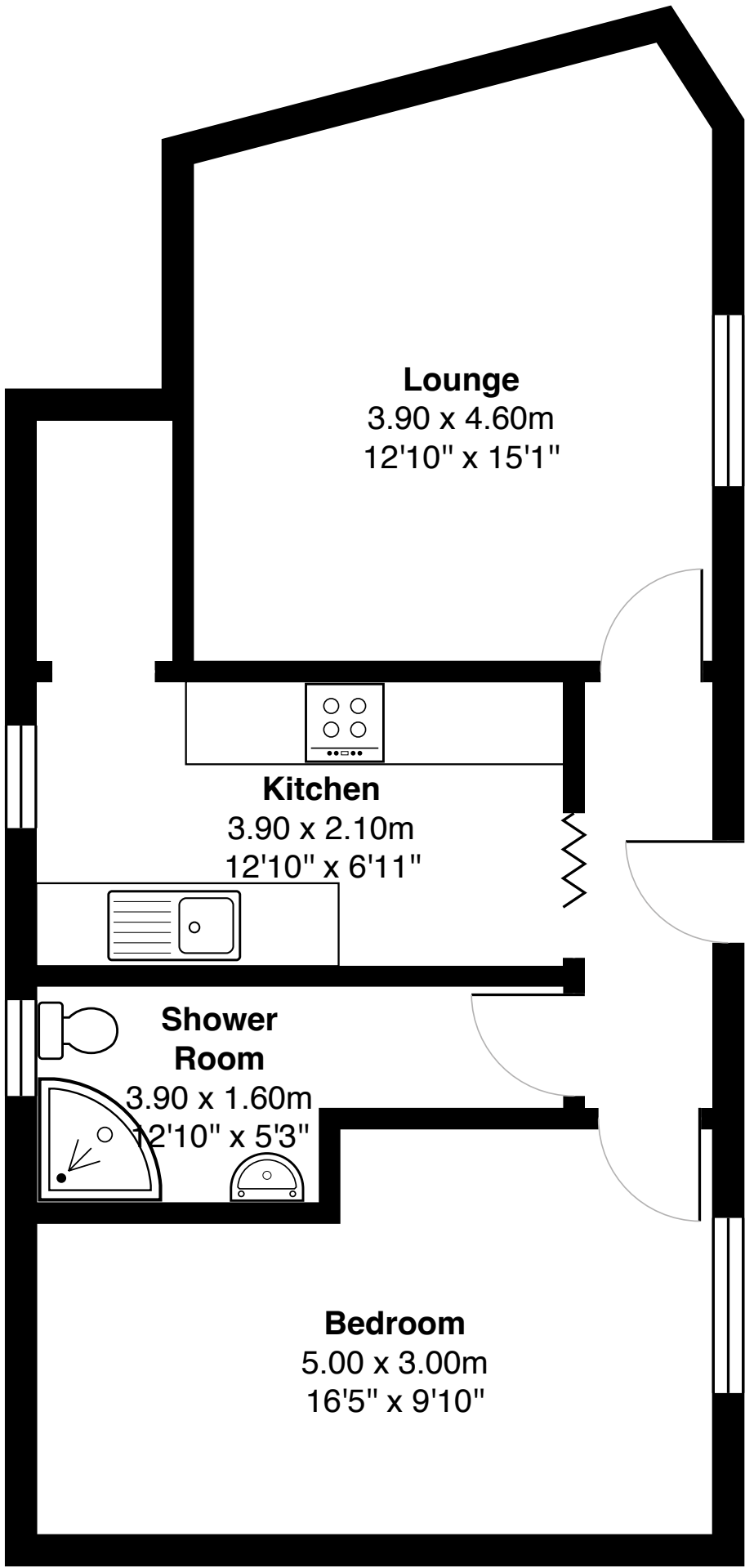




The Bedroom







Gross internal floor area (m²): 51m²
EPC Rating: D



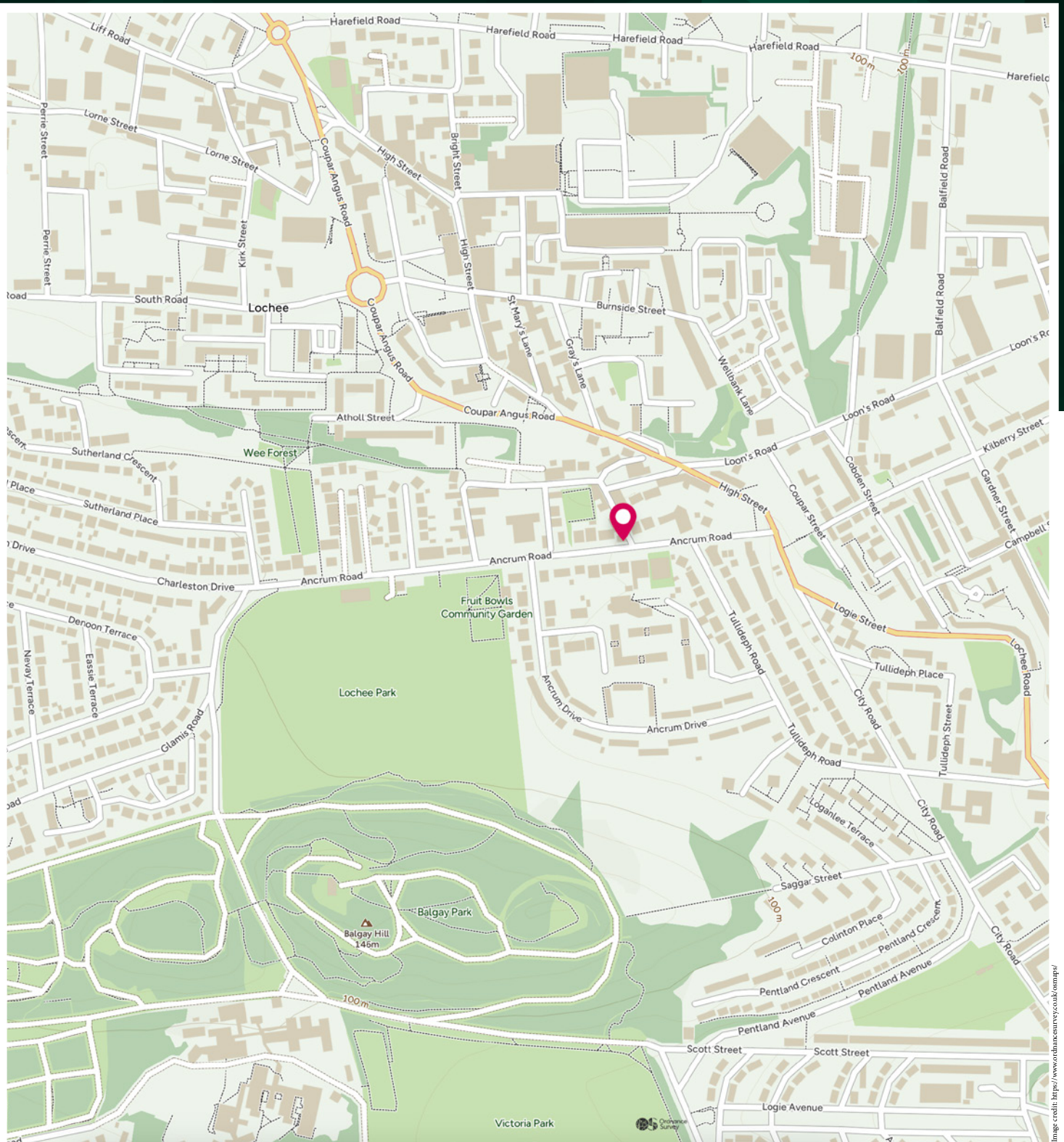


Modern Dundee is known as the 'City of Discovery' - a vibrant city with a rich history. Its recent, extensive regeneration has created an attractive and dynamic location, boasting all the amenities and attractions you would expect from Scotland's fourth-largest city. It is home to the biomedical and technological industries and The Victoria and Albert Dundee. Dundee has two world-class universities, excellent schools and a leading further education college and an excellent range of leisure facilities to cater for all the family.

Dundee provides an excellent range of shops and professional services, together with good leisure facilities. It is an established centre of excellence in education and life sciences and has renowned cultural facilities.

Dundee Airport offers commuting opportunities and, of course, the rail station provides national links.

The Location



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Part
Exchange
Available



THE SUNDAY TIMES
THE SUNDAY TIMES



Text and description
JAYNE SMITH
Corporate Account Manager



Professional photography
GRANT LAWRENCE
Photographer



Layout graphics and design
ALAN SUTHERLAND
Designer

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