



**HARMONY HOMES**  
ESTATE AGENCY



Carmethhine Cottage , Dundee, tealing, DD4 0PT  
Offers over £275,000



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# Carmethhine Cottage

Dundee, tealing, DD4 0PT

Nestled in the charming rural area of Tealing, Dundee, this delightful semi-detached cottage offers a perfect blend of modern comforts and serene countryside living. Spanning an impressive 1,485 square feet, the property boasts four well-appointed bedrooms, making it an ideal family home.

Upon entering, you are welcomed into a spacious sitting room, complete with a cosy wood burner, perfect for those chilly evenings. The sitting room seamlessly flows into a contemporary kitchen, which features underfloor heating and is equipped with integrated appliances, including a fridge/freezer and a double oven. The kitchen also provides direct access to the rear garden, where you can enjoy stunning countryside views.

The master bedroom is a true retreat, featuring a walk-in dressing room and patio doors that lead to your own private garden, allowing for a peaceful escape. The second bedroom is bright and spacious, while a single bedroom offers lovely views of the surrounding fields. Upstairs, you will find an additional bedroom and a well-appointed bathroom.

The property includes two modern bathrooms, one of which features underfloor heating and a heated towel rail for added comfort. The enclosed front and back gardens are beautifully maintained, providing a safe space for children to play or for you to unwind in the hot tub.

This home is conveniently located near Murrow Primary and Monifieth High School, making it perfect for families. Additional features include solar panels and solar hot water panels, ensuring energy efficiency, as well as electric central heating with partial underfloor heating in the kitchen and bathroom.

This cottage is a rare find, offering a peaceful lifestyle while remaining close to the amenities of Dundee. Don't miss the opportunity to make this beautiful property your new home.



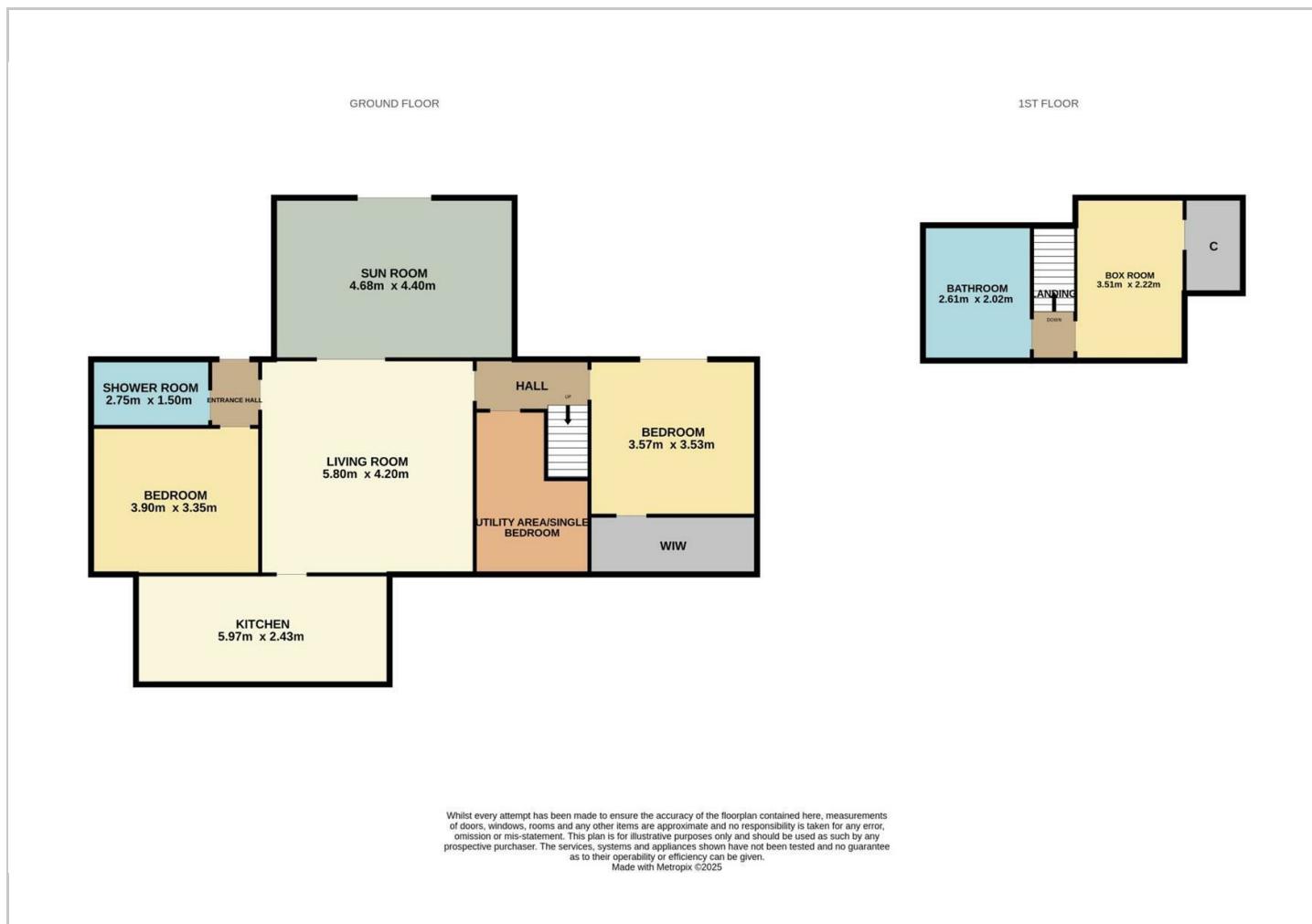


## Directions

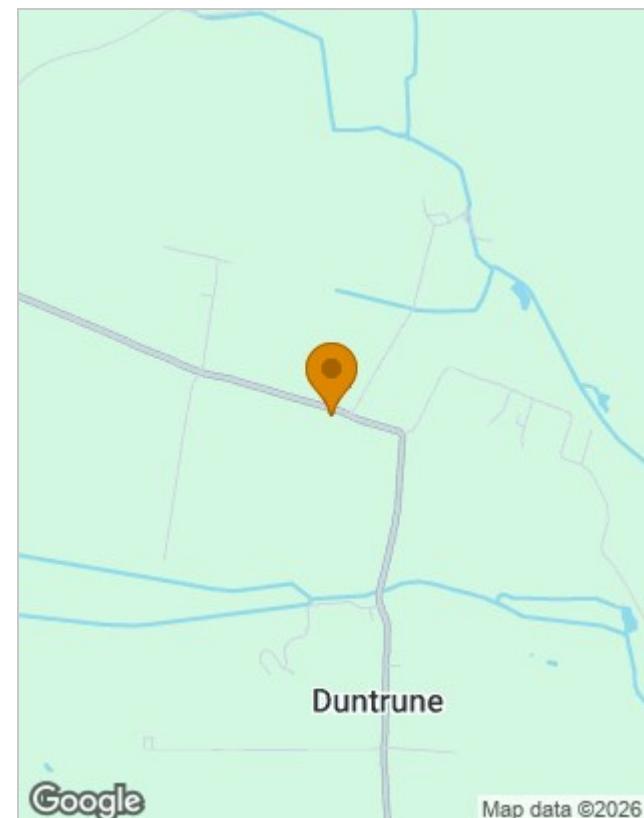




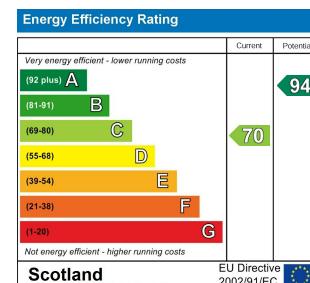
## Floor Plans



## Location Map



## Energy Performance Graph



## Viewing

Please contact our Harmony Homes Office on 01382 819155 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.