



HARMONY HOMES
ESTATE AGENCY



22 Grayfaulds Road, Dundee, DD2 5FW

Offers over £360,000





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Nestled on Grayfaulds Road in the highly sought-after Dykes of Gray area, this stunning four-bedroom detached house, known as The Cramond, offers a perfect blend of modern living and family comfort. Built in 2021, this spacious home spans 1,625 square feet and features a welcoming hallway that leads to a generous lounge, bathed in natural light from its impressive floor-to-ceiling window. The lounge provides ample space for various furniture arrangements, making it an ideal setting for relaxation and entertainment.

The heart of the home is the open-plan kitchen and dining area, designed for both everyday living and hosting gatherings. The contemporary kitchen is equipped with a breakfast bar, integrated appliances, and plenty of storage, while the dining area opens through French doors to a lovely enclosed rear garden, complete with a patio area for outdoor enjoyment. A practical utility room and stylish W.C. enhance the functionality of the ground floor.

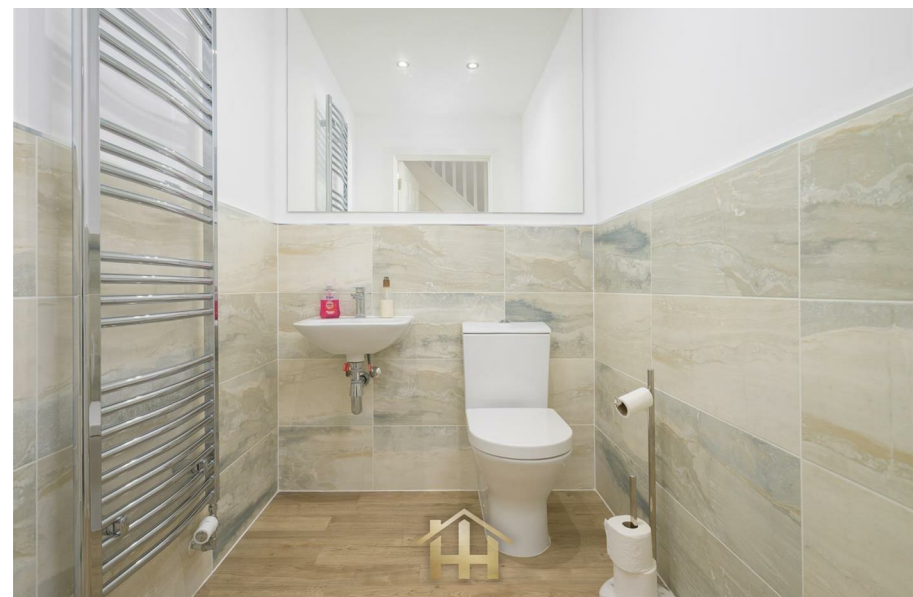
Upstairs, the gallery landing adds a sense of space and light, leading to the principal bedroom with fitted wardrobes and a modern en-suite shower room. Three additional double bedrooms, all with fitted wardrobes, and a contemporary family bathroom complete the upper level.

Externally, the property boasts a driveway for two vehicles, an electric car charging point, promoting energy efficiency. Located on the western edge of Dundee, Dykes of Gray is a peaceful semi-rural development, close to Ninewells Hospital, local amenities, schools, and excellent transport links. With its attractive green spaces and strong community feel, this home is perfect for families and professionals seeking a desirable residential location.



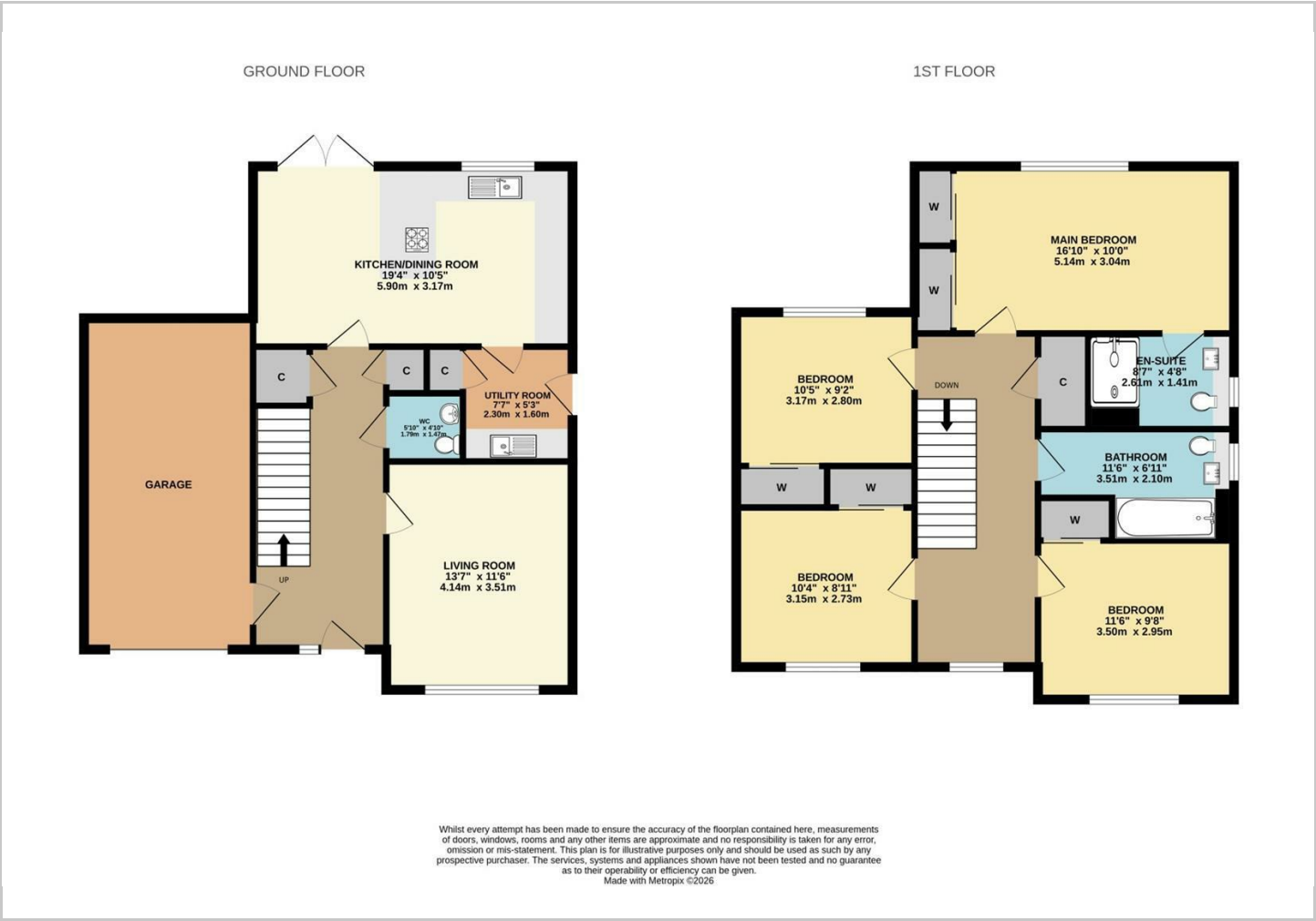


Directions





Floor Plans

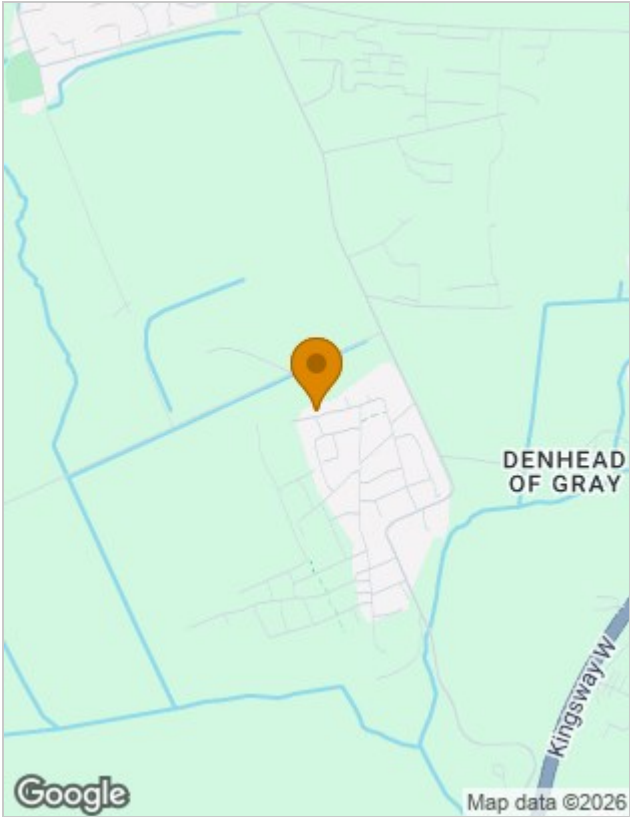


Viewing

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.

Location Map



Energy Performance Graph

