



**HARMONY HOMES**  
ESTATE AGENCY



174 Balunie Drive, Dundee, DD4 8QE

Fixed asking price £125,000



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# 174 Balunie Drive

Dundee, DD4 8QE

Nestled on Balunie Drive in the vibrant city of Dundee, this charming semi-detached house offers an ideal opportunity for first-time buyers. Built in 1955, the property spans a comfortable 710 square feet and features a well-designed layout that maximises space and functionality.

Upon entering, you are greeted by a modern kitchen that seamlessly flows into a spacious living room, creating a welcoming environment for both relaxation and entertaining. The first floor boasts two generously sized double bedrooms, perfect for accommodating family or guests. A newly fitted, contemporary bathroom completes the upper level, ensuring convenience and style.

Outside, the property benefits from both a private front and back garden, providing a tranquil outdoor space for gardening or enjoying the fresh air. The private driveway offers parking for two vehicles, with additional potential to build a garage, enhancing the property's appeal.

The location of this home is particularly advantageous, with easy access to local shops, reputable schools, and public transport links, making daily commutes and errands a breeze. This delightful property on Balunie Drive is not just a house; it is a wonderful place to call home. Don't miss the chance to make it yours.



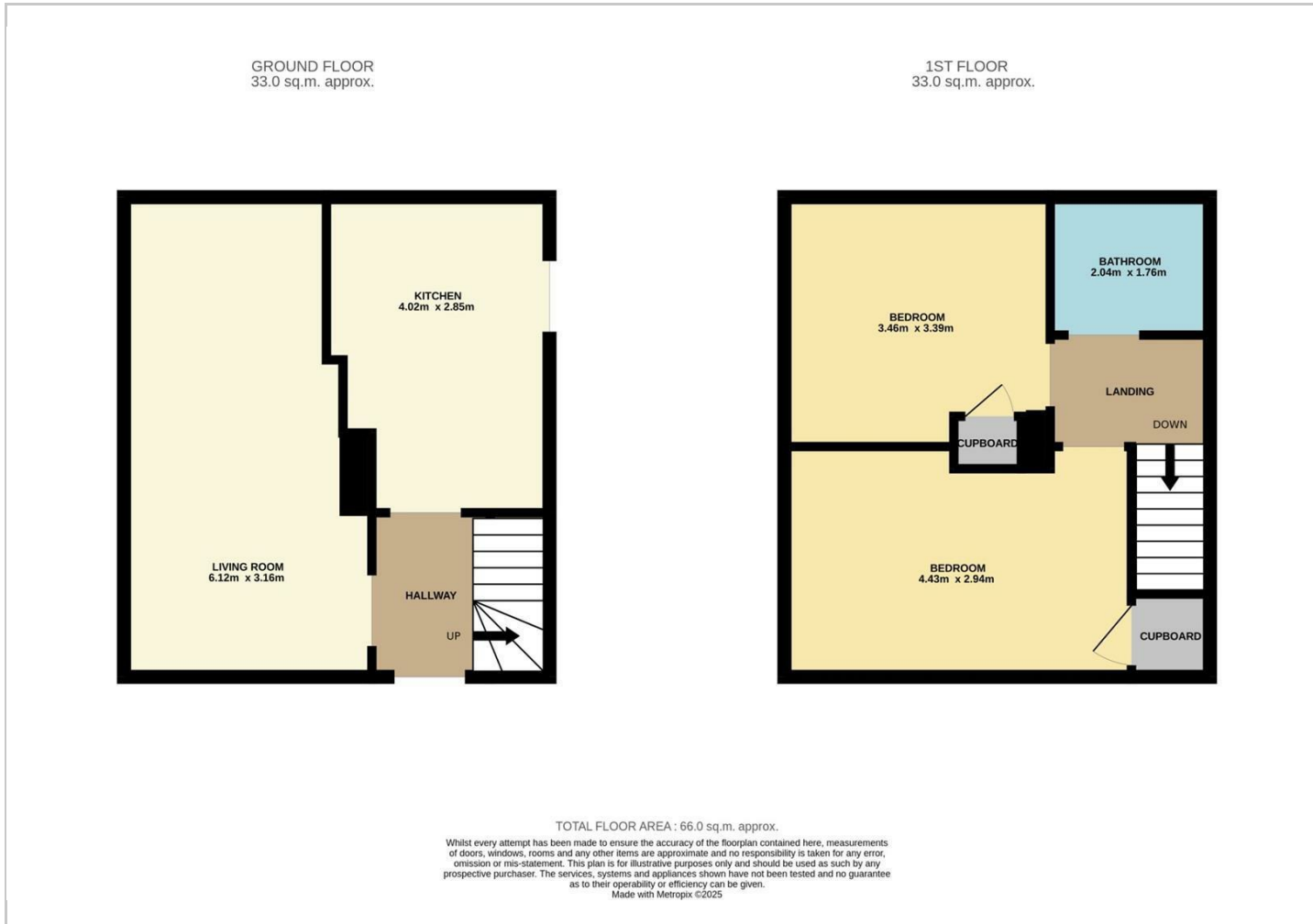


Directions

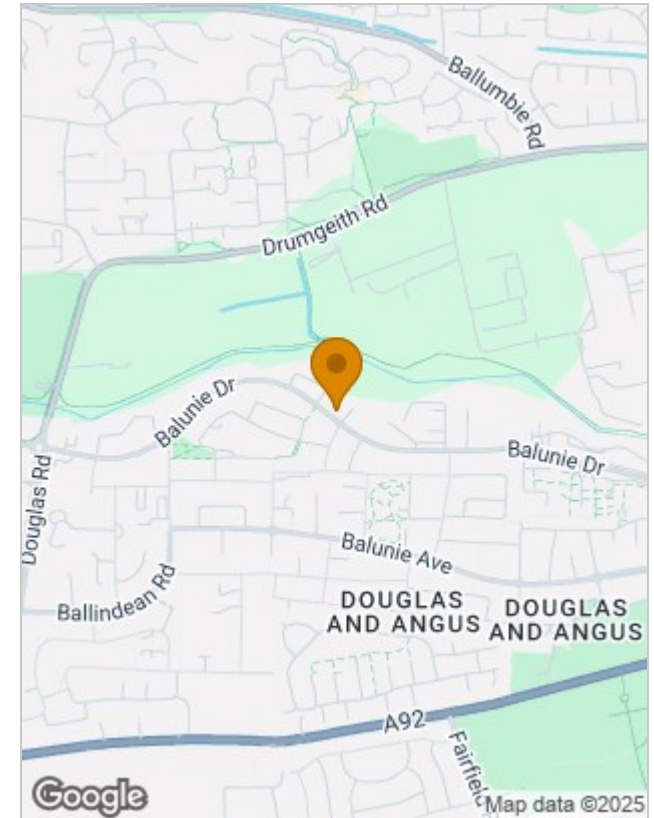




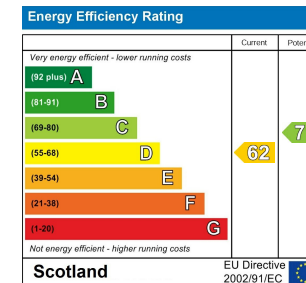
## Floor Plans



## 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.

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