HARMONY HOMES
ESTATE AGENCY



5 Nursery Lane, Brechin, DD9 7DL

Offers over £270,000

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Home Report Value £280,000
Offering considerably more than first meets the eye, 5 Nursery Lane is a beautifully presented four-bedroom detached stone home extending to approximately 1,626 sq ft over three floors, tucked away in a quiet setting in Brechin.

An exceptional family home, it combines generous accommodation with a private enclosed rear garden and private off-street parking for up to three vehicles.

Inside, the bright and spacious family sitting room features characterful alcove windows and patio doors opening directly onto the garden. The generous kitchen/dining room forms the heart of the home, with a central island, integrated appliances and ample space for family life and entertaining.

Across the upper floors are four generous double bedrooms, including a principal bedroom with fitted wardrobes and ensuite. A stylish family bathroom with freestanding roll-top bath and separate shower, together with excellent storage throughout, completes the accommodation.

Outside, the fully enclosed private garden offers lawn, patio and entertaining space, ideal for children, dogs and outdoor dining.

Nursery Lane enjoys a peaceful setting with a strong sense of community, with schools, amenities, sports and activities close by. Sitting in the heart of Angus, it is exceptionally well placed for both work and weekends. Dundee and Aberdeen are easily accessible via the A90, while beautiful beaches and the Angus coastline lie to the east. To the west are the spectacular Angus Glens, Cairngorms National Park and Royal Deeside, all within easy reach.

Combining over 1,600 sq ft, four double bedrooms, private garden, three-car parking and easy access to city, coast and countryside, this is a home that really needs to be viewed to appreciate the space, privacy and setting.





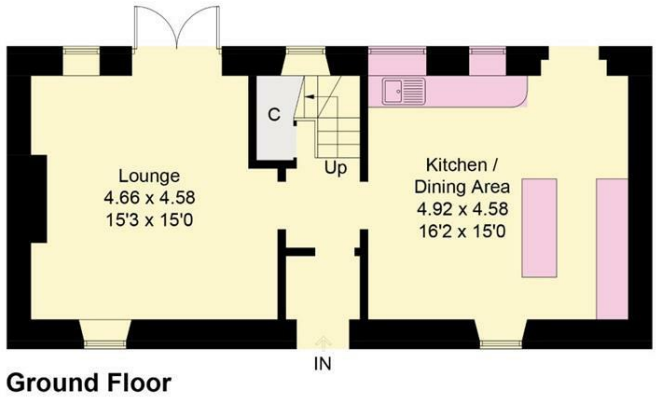




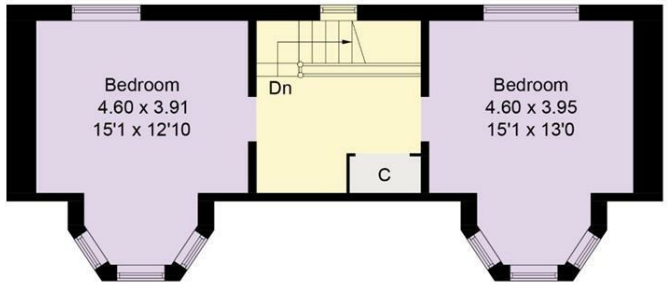
Directions


PLAYTIME
RULES
HAVE FUN!

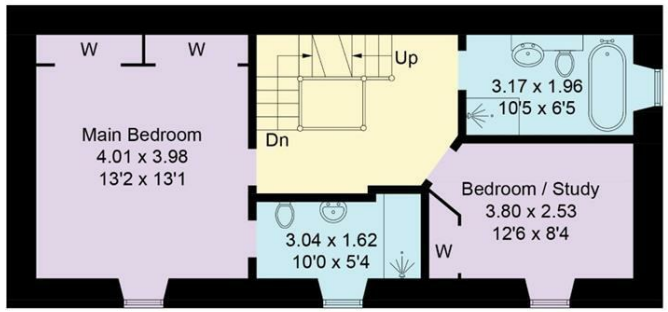
Floor Plans



Ground Floor



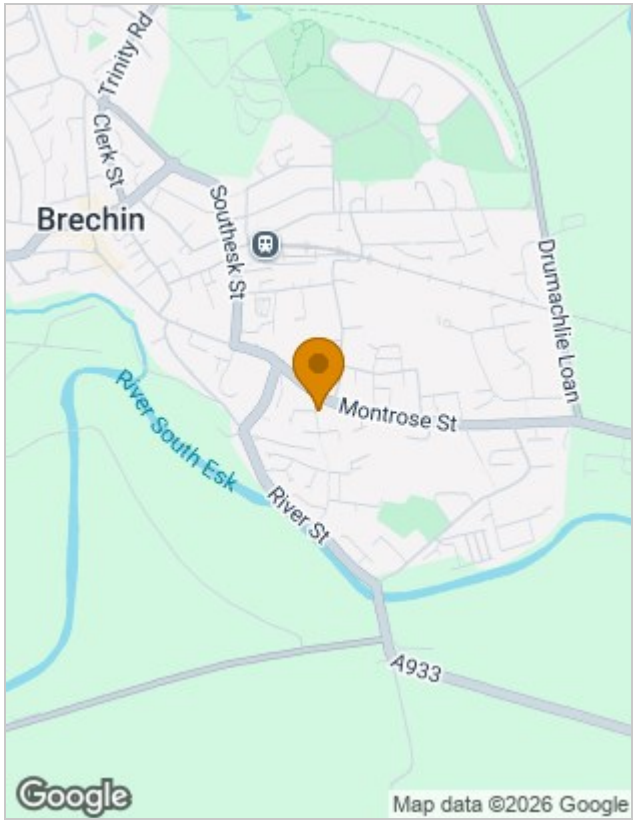
Second Floor



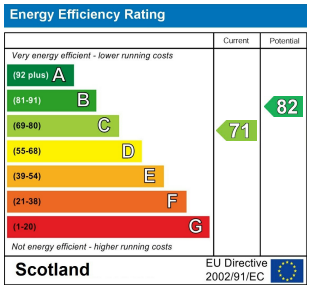
First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1310512)

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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