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MILLBURN GARDENS, DUNDEE, DD3 0SE
OFFERS OVER £290,000



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The home you've been waiting for

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MANY THANKS FOR YOUR INTEREST IN THE PROPERTY

Westholme Estate Agents dedicate themselves to being available when you are, offering an exceptional, personal service 7 days a week until 7pm.

We are Dundee's most exclusive estate agency, operating from our City Quay office and delivering outstanding results for our clients across Dundee, Broughty Ferry, Monifieth, Tayport, Invergowrie, Carnoustie, Arbroath & Friockheim, Forfar. Our team brings over 23 years of combined experience to every

property we handle. Not only are we Dundee's number one choice for premium property, but we are also local. One of the reasons we know these markets so well is because we live here. So let us guide you through the selling and buying process with confidence and care.

If you're a first-time buyer, our experienced consultants can advise and support you through every step of the process, making it as straightforward and stress-free as possible.

If you have a property to sell, contact us to arrange a valuation. We are renowned for achieving the best possible price for our clients and getting them moving quickly. Put us to the test and book your free valuation today — call 01382 916280. If you would like to be kept informed of other outstanding properties like this one, please register on our VIP Buyers' List, where we will contact you as soon as new listings and exclusive open days become available.

this kitchen is for singing and dancing







PROPERTY DETAILS

4 BEDROOM DETACHED HOME

An impressive kitchen extension is the centrepiece of this four bedroom detached home at 29 Millburn Gardens. Bringing cooking, dining and relaxed seating together, it creates a welcoming setting for everyday family life, with skylights overhead and French doors opening onto the rear garden.

The substantial central island is the defining feature, offering generous preparation surfaces and breakfast bar seating where family and friends can gather. Gloss cabinetry and pale worktops complement the natural light, with a wine fridge adding a welcome touch when entertaining. The layout allows conversation to flow between the kitchen, dining table and adjoining seating area. It is easy to picture breakfast at the island, dinner with friends or a quiet afternoon overlooking the garden.





To the front, the lounge offers another comfortable place to settle, with a bay window giving the room its character. A separate utility room keeps laundry out of the kitchen and provides direct access to the garage, a useful connection for everyday storage and bringing belongings indoors. A downstairs cloakroom and generous storage throughout add to the home's practicality.



Upstairs, all four bedrooms are comfortably proportioned, with three benefiting from fitted storage. The primary bedroom has mirrored fitted wardrobes and its own en suite shower room with a wide vanity unit. One bedroom is currently used as a home office, with French doors opening to a Juliet balcony. A family bathroom with a shower over the bath completes the accommodation.







The enclosed rear garden combines a lawn with paved and decked seating areas, offering places to eat outdoors, relax and entertain. Established trees form a leafy backdrop, while the direct connection to the kitchen and family area makes the garden a natural part of the home during the warmer months.

At the front, a block paved driveway provides off street parking and access to the garage. An electric vehicle charging point and solar panels add to the home's practical appeal.

Beyond the garden, there is plenty to explore on foot. Millburn Gardens has pedestrian access to Trottick Mill Ponds Local Nature Reserve, with paths beside the ponds and Dighty Burn for a morning stroll or an evening walk. Nearby Caird Park offers woodland trails through Den o' Mains and walks around Mains Castle, giving the location an appeal that extends well beyond the house itself.

With room to come together, work from home and enjoy time outdoors, 29 Millburn Gardens offers a family home with an exceptional kitchen at its heart.





PROPERTY FEATURES

- Four bedroom detached family home
- Impressive kitchen extension with skylights
- Central island, breakfast bar and wine fridge
- Open plan kitchen, dining & family area with French doors to the garden
- Front lounge with bay window
- Primary bedroom with en suite and mirrored fitted wardrobes
- Fitted storage in three bedrooms, with one currently used as a home office
- Separate utility room with direct access to the garage
- Enclosed rear garden with lawn, patio and decking
- Driveway parking, electric vehicle charging point and solar panels

GROUND FLOOR



FIRST FLOOR



FLOOR PLANS

Millburn Gardens, Dundee, DD3 0SE

ROOM SIZES

LIVING / KITCHEN

10.35m x 7.62m (33'11 x 25')

ENTRANCE

1.61m x 1.51m (5'3 x 5')

WC

1.61m x 1.18m (5'3 x 3'11)

HALL

2.77m x 1.82m (9'1 x 5'11)

GARAGE

5.43m x 2.84m (17'10 x 9'4)

UTILITY ROOM

1.60m x 2.81m (5'3 x 9'2)

PRIMARY BEDROOM

3.75m x 3.43m (12'4 x 11'3)

ENSUITE

2.72m x 1.41m (8'11 x 4'7)

BEDROOM 2

3.74m x 3.00m (12'3 x 9'10)

BEDROOM 3

3.80m x 2.87m (12'6 x 9'5)

BEDROOM 4

3.79m x 2.99m (12'5 x 9'10)

BATHROOM

2.82m x 1.38m (9'3 x 4'6)

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Floor plan is for illustrative purposes only, measurements are approximate and not to scale.

The background of the entire page is a dense, artistic illustration of various tropical leaves. The leaves are rendered in shades of dark teal, forest green, and deep navy blue, with some areas highlighted in a golden-yellow color to create a sense of depth and texture. The leaves vary in shape, including large heart-shaped leaves, deeply lobed monstera leaves, and feathery fronds.

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The difference is in the detail



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