MML Law

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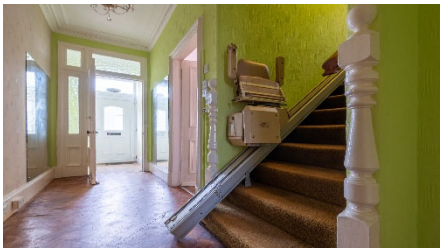
01382 206000 DUNDEE CITY | ANGUS | FIFE

7 Panmure Street, Monifieth, Dundee, DD5 4EA

Offers Over
£205,000



"Spacious 114m² Home with Flexible Accommodation"

Accommodation: Entrance Vestibule, Hallway, Lounge, Dining/Family Room, Kitchen, Shower Room, 2 Double Bedrooms, Two Additional Box Rooms can be used as home office or for flexible space, Double Glazing, Gas Central Heating & Gardens.

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Description

MML are delighted to bring to the market this spacious traditional period style semi-detached one and a half storey dwelling with a single storey rear projection. The property provides approximately 114m² of accommodation. An excellent opportunity to purchase this property which provides comfortable living accommodation and will be of interest to a variety if purchasers. The property is laid out over two floors and provides spacious living accommodation. This property provides great size and versatility compared to your typical two bedroom property. Situated in a highly sought after area of Monifieth. The property is conveniently located for amenities, shops, schools at both primary and secondary levels and bus routes. Monifieth High Street is within walking distance and provides a wide range of facilities.

Accommodation comprises on the ground floor- Entrance Vestibule into the Hallway, spacious Lounge, Dining Room/Family Room providing ample space for dining table and chairs, Kitchen with a selection of wall mounted units and worktops and Shower Room with walk in shower and mains powered shower. There is also a sun-room/conservatory which is currently being used as a utility room.

On the upper level there are two double bedrooms each providing an individual box room/dressing room. These additional rooms can be used as a home office or providing plenty of storage.

The property benefits from gas central heating throughout and double glazing.

The property requires modernisation and upgrading to the prospective purchasers own taste, this is reflected in the generous asking price.

Early viewing is highly recommended to appreciate what is on offer.

Outside

To the front the garden area is of low maintenance and is laid with chips and shrubbery. The rear garden is enclosed and is laid in grass with mature decorative shrubbery.

Area

Monifieth is well served by a whole host of amenities and not forgetting the lovely seafront and beach areas together with the wonderful golf links within easy reach.

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Included In Sale

All carpets and floor coverings, light fittings and window fitments.

Viewing

By appointment through Solicitor to view contact 01382 206000.

Home Report

Contact Solicitor for a Copy of the Home Report.

Accommodation

Lounge	14'10 x 16'8"
Dining Room/Family Room	14'6 x 13'9
Kitchen	9'10 x 8'8"
Utility Room	7'6 x 7'6"
Shower Room	5'10" x 6'7"
Bedroom 1	12'2" x 13" (Dressing Room 14'6")
Bedroom 2	13' x 9'11" (Dressing Room 7 x 12")

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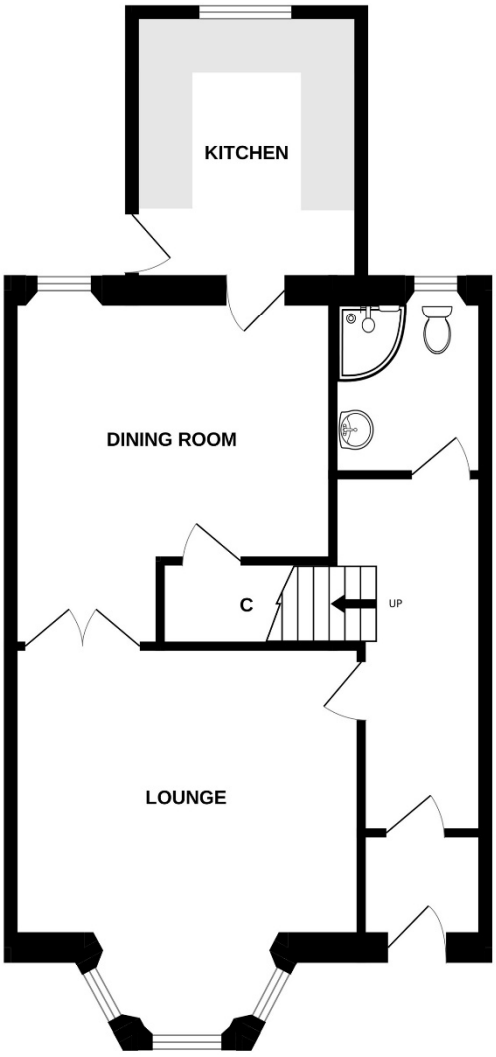
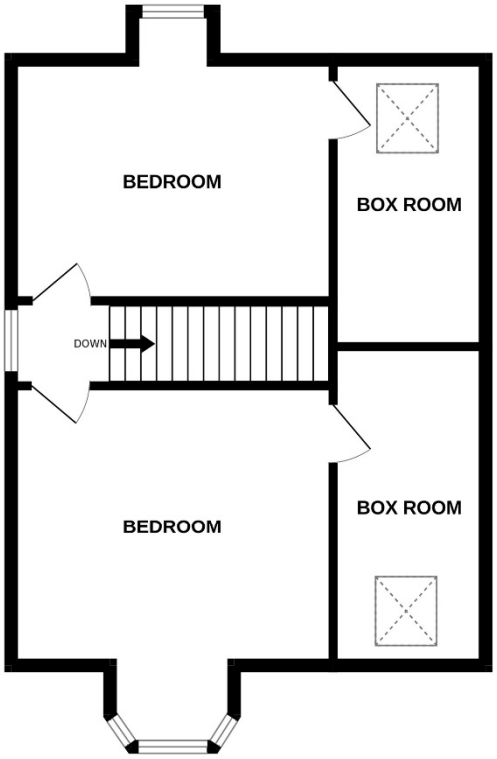
GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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