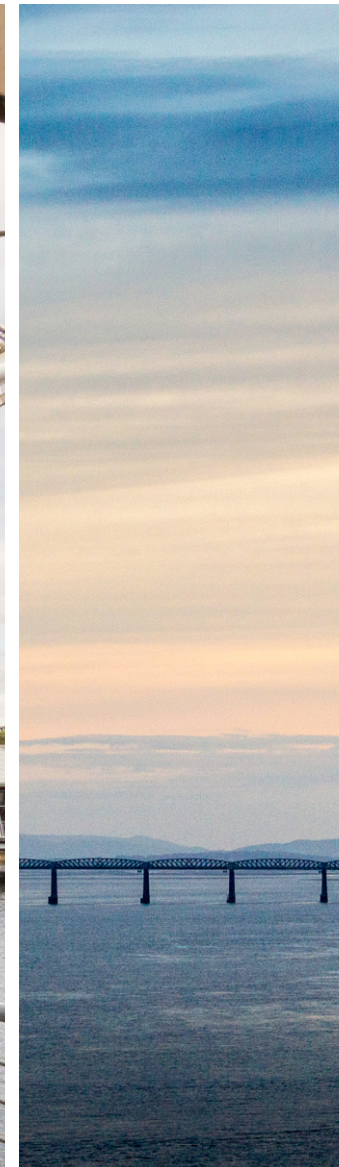





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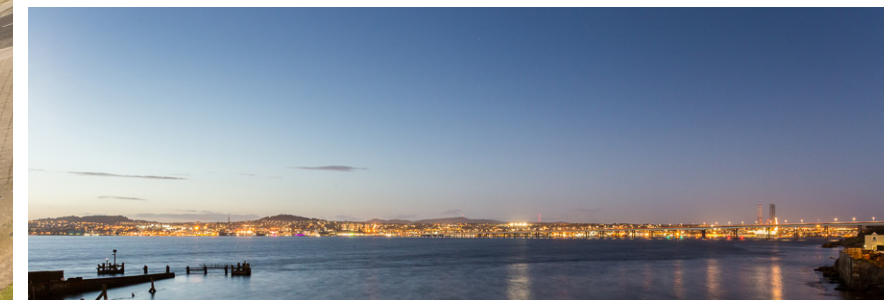


THE LOCATION

Dundee is situated on the North bank of the Firth of Tay, and bounded by the Sidlaw Hills, modern Dundee is known as the 'City of Discovery' - a vibrant city with a rich history. Its recent, extensive regeneration has created an attractive and dynamic location, boasting all the amenities and attractions you would expect from Scotland's fourth-largest city.

Dundee has two world-class universities, some excellent schools and a leading further education college, plus an excellent range of leisure facilities to cater for all the family.

Dundee has enjoyed significant re-generation over the last few years and is in the midst of a £1 billion redevelopment of its waterfront including the V&A Museum of Design. Schooling is close by for both primary and secondary levels.



24 WHITBURN PLACE

Part exchange is available. We are delighted to introduce this immaculately presented and spacious three bedroom semi-detached family home situated in a cul-de-sac in a quiet residential area whilst located conveniently for all local amenities and public transport routes.

Whitburn Place presents a fantastic opportunity for a growing family to build a future here with many attractive features to enjoy.

A vestibule welcomes the visitor and leads into the lounge. The lounge is tastefully decorated and presented with a window to the front of the home and an open staircase to the upper floor. A feature fireplace adds a focal point and a semi-glazed door opens to the dining kitchen. Beautifully fitted with ample floor and wall units, the kitchen offers a gas hob with a built-under electric oven and a cooker hood. There is more than enough space for the dining table and chairs and a door leads to the garden.

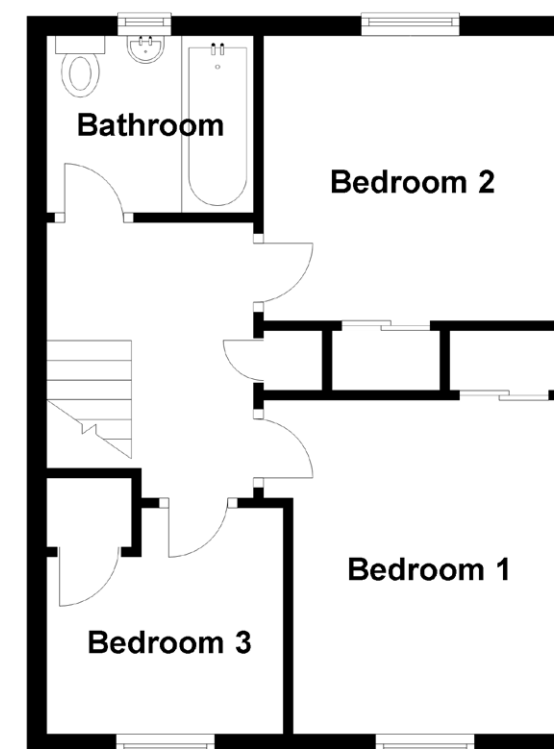
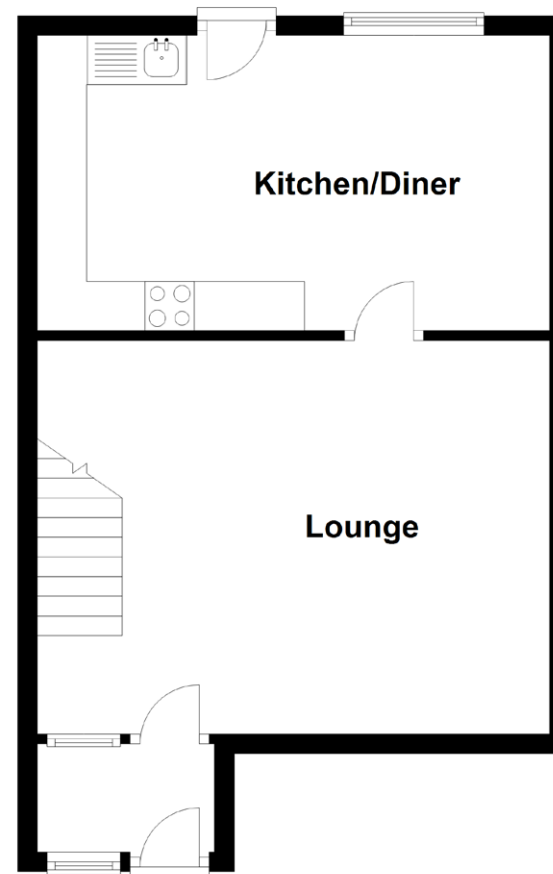
The upper floor holds three bedrooms and the family bathroom. This home is immaculate and ready to walk straight into.

The gardens have been given a recent makeover and are low maintenance. There is ample on-street parking.





SPECIFICATIONS & DETAILS



Approximate Dimensions
(Taken from the widest point)

Lounge	5.20m (17'1") x 4.00m (13'1")
Kitchen/Diner	5.20m (17'1") x 3.00m (9'10")
Bedroom 1	3.40m (11'2") x 3.00m (9'10")
Bedroom 2	3.00m (9'10") x 2.90m (9'6")
Bedroom 3	2.40m (7'10") x 2.30m (7'7")
Bathroom	2.10m (6'11") x 1.80m (5'11")

Gross internal floor area (m²): 74m²
EPC Rating: C

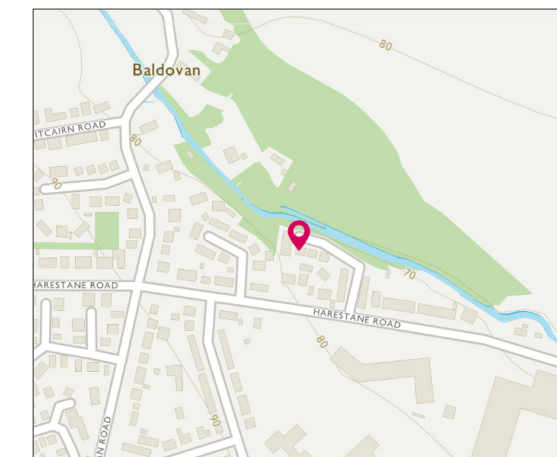


Image credit: <https://www.ordnancesurvey.co.uk/maps/>



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Part
Exchange
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