



59 Lordburn

ARBROATH, ANGUS, DD11 1JD

Approximate Dimensions
(Taken from the widest point)

Lounge	4.30m (14'1") x 3.90m (12'10")
Kitchen	4.40m (14'5") x 2.00m (6'7")
Bedroom 1	3.10m (10'2") x 3.10m (10'2")
Bedroom 2	3.20m (10'6") x 3.10m (10'2")
Bedroom 3	2.90m (9'6") x 2.30m (7'7")
Shower Room	1.90m (6'3") x 1.60m (5'3")

Gross internal floor area (m²): 71m²

EPC Rating: D