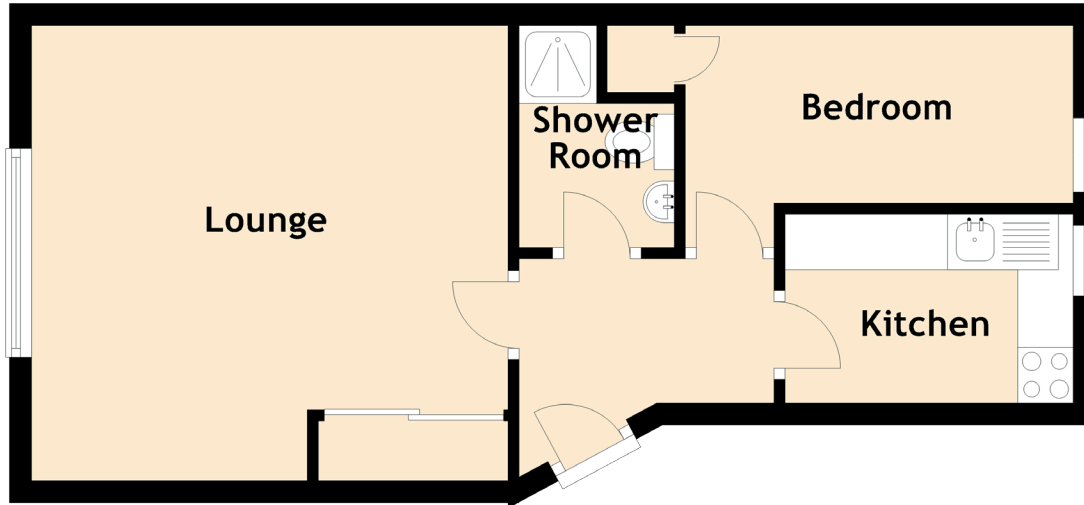


# Attic Right, 179 Hardgate

ABERDEEN, AB11 6YB



Approximate Dimensions (Taken from the widest point)

Lounge	4.30m (14'1") x 4.10m (13'5")
Kitchen	2.60m (8'6") x 1.70m (5'7")
Bedroom	3.50m (11'6") x 2.00m (6'7")
Shower Room	2.00m (6'7") x 1.40m (4'7")

Gross internal floor area (m<sup>2</sup>): 34m<sup>2</sup> | EPC Rating: D

Extras (Included in the sale): All fitted floor coverings, curtains, blinds, light fittings and shades.