



33 HALLGREEN ROAD INVERBERVIE

Watts are delighted to market for sale this attractive 2 bedroom bungalow located in the popular coastal village of Inverbervie with exceptional sea views. Well established gardens to front and rear laid to lawn with mature trees and shrubs. Spacious driveway leading to single garage.

ACCOMMODATION: Lounge, Kitchen, Dining Room, 2 Bedrooms, Shower Room, Garden and single Garage

OFFERS IN THE REGION OF £190,000

Bedroom 1: 3.02 x 3.48m	Double integrated wardrobes, window overlooking front garden.
Bedroom 2: 3.49m x 3.87m	Spacious double bedroom with double integrated wardrobes. Window overlooking front garden.
Shower Room: 1.57m x 2.39m	Fully tiled fitted with two piece suite. Stand alone shower cubicle housing Mira power shower.
Lounge: 4.07m x 5.27m	Bright and airy room with spectacular views overlooking the rear garden with views over the north sea.
Dining Room: 3.13m x 2.89m	French doors leading to conservatory. Access to garage from conservatory.
Kitchen: 3.43m x 2.69m	Newly fitted Bespoke kitchen with a range of cream wall and base units with solid oak worktops. Integrated oven hob and extractor. Fitted with brand new Bosch dishwasher. Samsung automatic washing machine and Liebherr fridge freezer
Outside	Well established gardens to front and rear with mature shrubs and trees.
<u>Viewing & Enquiries</u>	Watts Solicitors LLP 55 High Street MONTROSE, DD10 8LR Telephone: (01674) 673444 www.wattssolicitors.com
<u>Note:</u>	These particulars are for guidance only and are not warranted. All measurements are approximate.

Ref: Neil Wheat/Sheila West



