



4 Sunnyside Gardens

Aberdeen AB24 3LZ

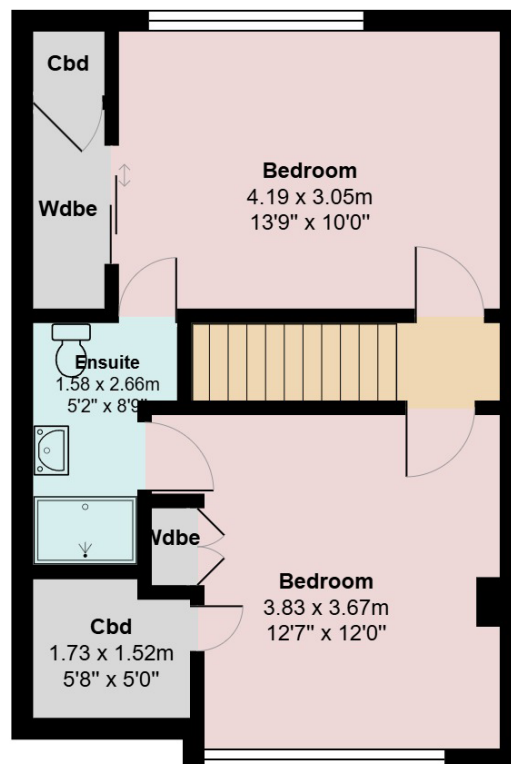
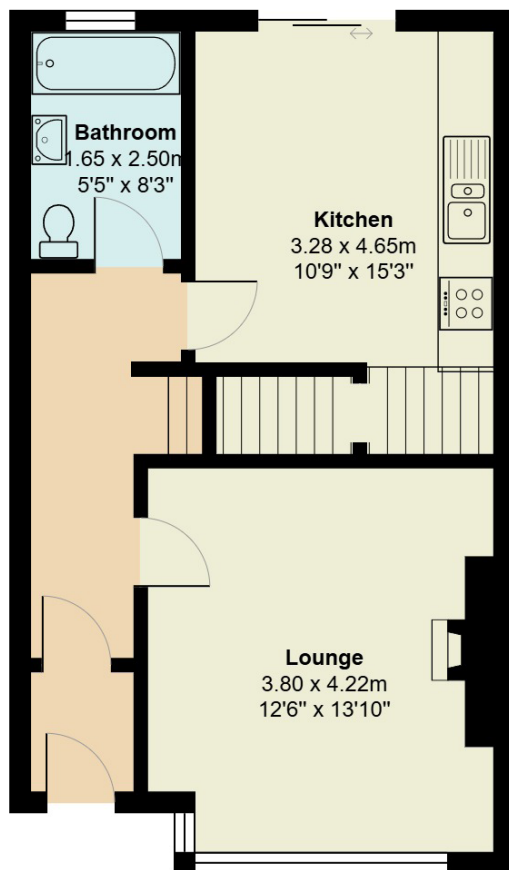


mackinnons
solicitors

We are delighted to bring to the market this attractive two bedroom mid terraced property with off street parking, located within a popular residential area within Aberdeen city centre. Offering bright and well appointed living accommodation throughout, the property lies within close proximity to Aberdeen University and two busy retail parks, with public transport links available nearby. An ideal purchase for a first time buyer, young professionals or buy-to-let investor.

From the entrance vestibule a door leads into the welcoming reception hall. The inviting lounge provides open views across the property frontage. The dining kitchen includes a good range of storage and access to the rear garden. The bathroom completes the ground floor. On the first floor there are two double bedrooms and a shared en-suite shower room. The exclusive gardens to the front and rear are ideal for easy maintenance.

- Gas Central Heating
- Double Glazing
- Mains Drainage and Water
- Two Bedrooms
- Bathroom
- Shared En-Suite Shower Room
- Security Entry System
- Off Street Parking



These particulars are intended to give a fair representation of the property and whilst every care has been taken in their compilation they are not guaranteed and do not form part of any contract. Areas, measurements and distances are given only as a guide and any plans are for identification only and are not to scale.

Terms

Council Tax

Band D

EPC

Band C

Entry

By Arrangement

Viewing

Contact Solicitors

01224 868687

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