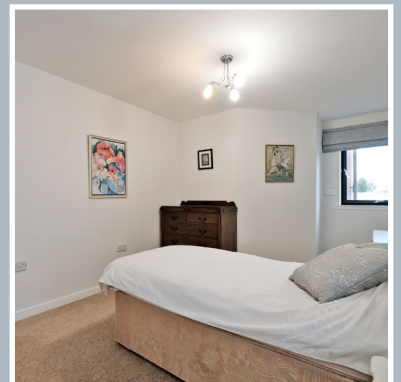




30 Dunmail Manor

Dunmail Avenue, Cults, Aberdeen AB15 9LW

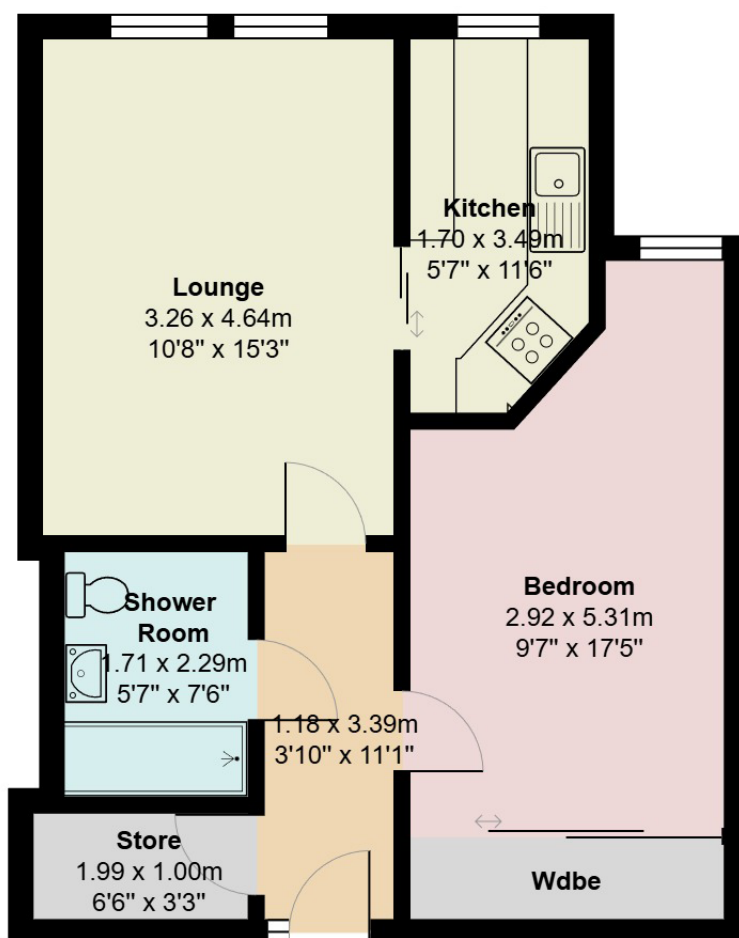


mackinnons
solicitors

We are delighted to offer for sale this well proportioned one bedroom first floor apartment, forming part of a purpose built courtyard development for the over 55's. Enjoying a central position within the thriving suburb of Cults on the outskirts of Aberdeen city, the property is perfectly positioned for access to a wide range of local amenities and transport links.

The welcoming reception hall includes a walk in storage cupboard. The south west facing lounge/dining room is of pleasant decoration. The kitchen is fitted with a good range of fitted storage units and appliances. The spacious double bedroom overlooks the communal gardens. Completing the accommodation is the well proportioned shower room. Protected by a security entry system, the communal entrance hall provides lift or stair access to all floors. An annual service charge is in place to cover the building insurance, building and garden maintenance, cleaning and lighting of the communal areas and warden services.

- Electric Heating
- Double Glazing
- Mains Drainage and Water
- One Bedroom
- Security Entry System
- Central Location within Cults



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

our services

- Sales
- Purchases
- Leasing
- Property Management
- Wills
- Powers of Attorney
- Estate Planning
- Executries
- Commercial
- Business
- Employment
- Debt Recovery
- Insolvency
- Shipping
- Marine



www.carbonbalancedpaper.com

produced by x1c1.com | 01224 878799