



88

Great Western Road
Ground Floor Right, Aberdeen AB10 6QF



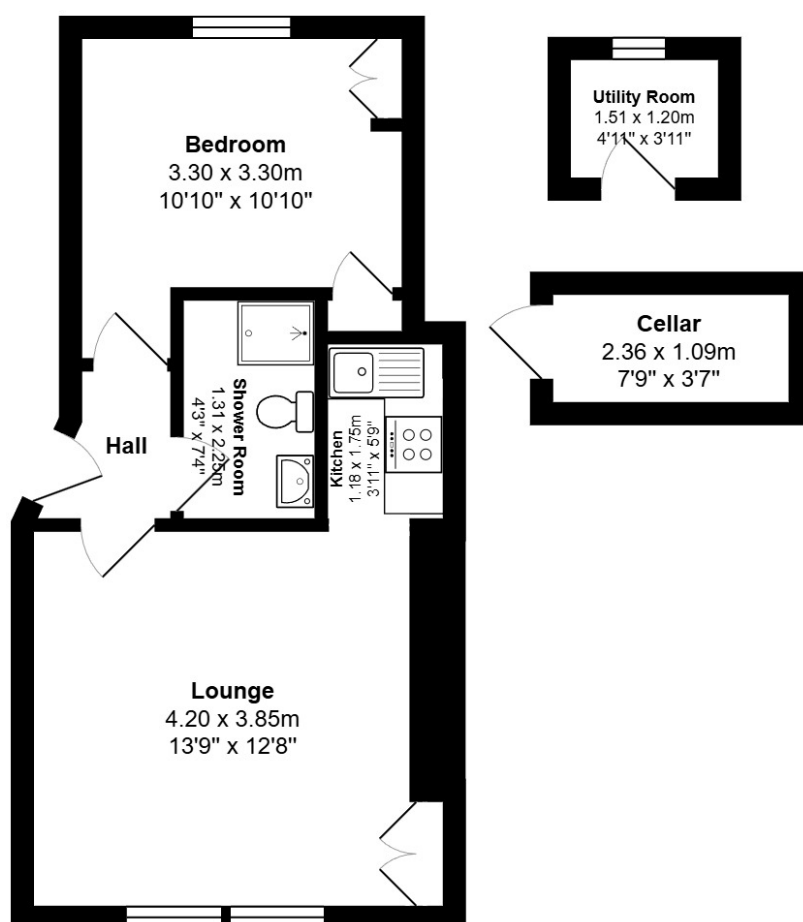
mackinnons
solicitors

Situated in the heart of the city centre, we offer for sale this spacious one bedroom ground floor flat. Forming part of a traditional tenement building. Communal entrance/stairwell is protected by security entry system. The bright accommodation comprises of a lounge/dining area enjoying views over the front of the property. The kitchen area has been fitted with a range of wall and base units, contrasting work surfaces and integrated appliances. Situated to the rear, the double bedroom benefits from fitted wardrobes. A centrally located shower room completes the accommodation.

The property is further enhanced by a useful, mid landing utility cupboard and an exclusive coal cellar located within the basement.

Located to the rear is a fully enclosed communal garden area, screened by high level stone walls. Mainly laid to lawn with several mature trees/shrubs.

- Bright Lounge
- Fitted Kitchen
- Double Bedroom
- Modern Shower Room
- Two Exclusive Cellars
- Shared Rear Garden
- Gas Central Heating
- West End Location



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 A

EPC

Band C

Entry

By Arrangement

Viewing

Contact Solicitors

01224 868687

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