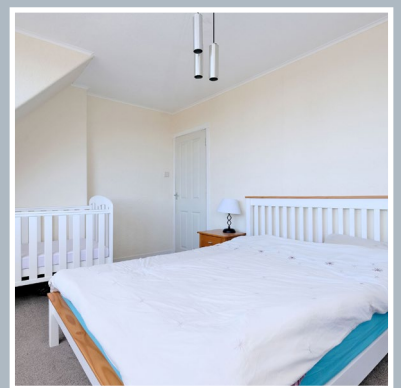
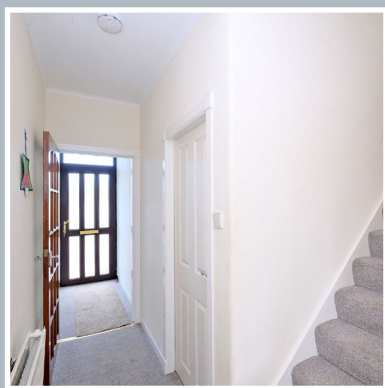




# 67 Don Street

Woodside, Aberdeen AB24 2RX



mackinnons  
solicitors





Sitting in an elevated position, the accommodation comprises: Entrance vestibule leads to an L shaped entrance hallway providing access to the staircase.

Bright and spacious lounge with feature bay window overlooking the front of the property.

The dining kitchen is a generous size and is fitted with cream base and wall mounted units, complimenting worktops with 1.5 sink. Free standing electric hob with oven and grill, under counter washing machine, fridge and dishwasher. There is an understair cupboard providing additional storage as well as ample space for a table and chairs. External door leads to the rear garden.

Located on the ground floor, the bathroom is fitted with a three piece white suite comprising of bath with electric shower over, wash hand basin and WC.

The master bedroom is spacious with a large front facing window which offers views over Aberdeen and benefits from built in mirrored wardrobes.

Bedroom two is another good sized double overlooking the rear of the property. There are fixed stairs leading to the loft area which is floored and has a Velux window.

To the front of the property is an exclusive parking space for one vehicle. The rear garden is mostly enclosed by a low level wall with a paved patio. Large flower border on the side boundary with a selection of shrubs. Two garden sheds with electric supply.

67 Don Street is a charming two bedroom mid terraced dwelling house which is located within a popular residential area of the city.

Don Street is a well established area of Woodside which is within walking distance of the city centre and a wide choice of shopping facilities close by at Kittybrewster and Berryden Retail Parks. A regular public transport service to and from the city centre operates close to the property and there are good transport links to Aberdeen Airport.







## Terms

**Council Tax**  
Band C

**EPC**  
Band D

**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

- Lounge
- Dining Kitchen
- Two Bedroom
- Bathroom
  
- Floored Attic with Velux
- Gas Central Heating
- Exclusive Parking Space
- Rear Garden Area



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.