



60 Falkland Avenue

Cove Bay, Aberdeen AB12 3HR

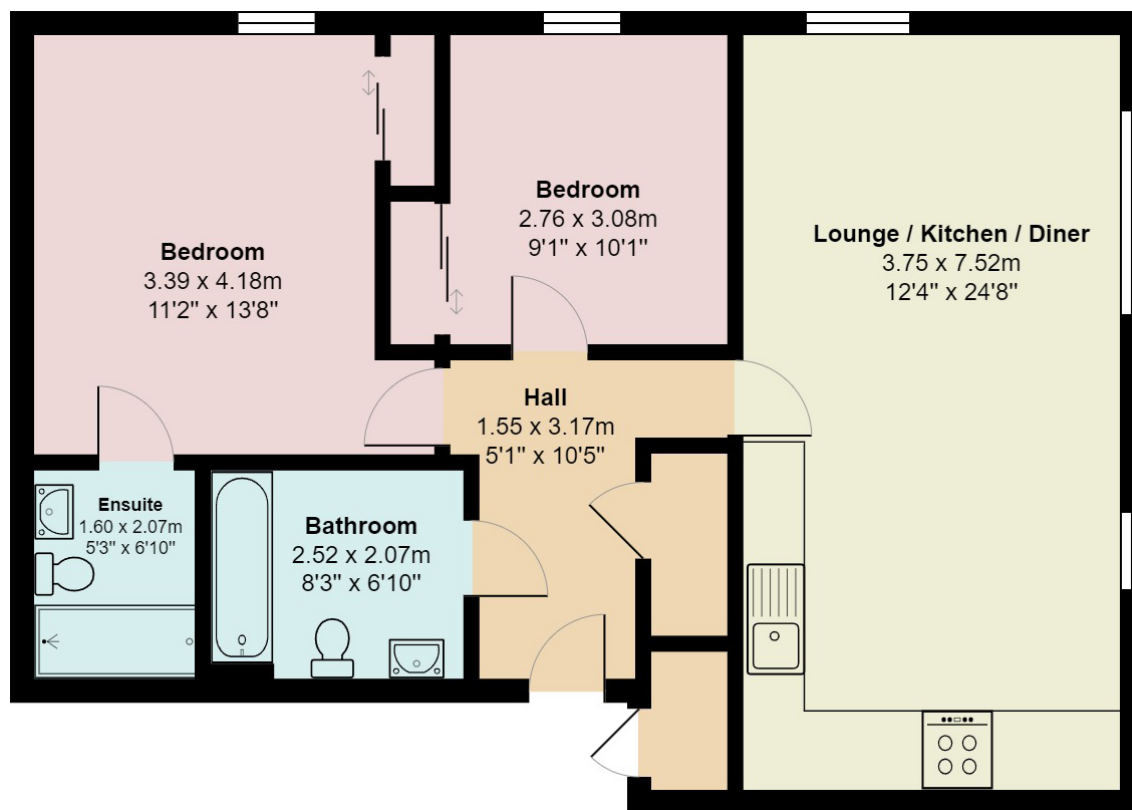


mackinnons
solicitors

We offer for sale this immaculate two bedroom top floor executive apartment with stunning open sea views. Situated within a modern development in the popular suburb of Cove Bay, this apartment provides the purchaser with beautifully presented accommodation in walk-in condition.

A welcoming reception hall provides access to all accommodation, a deep utility cupboard is plumbed for a washing machine. A superb open plan lounge/dining/kitchen boasts windows on two aspects, flooding the area with natural light. The kitchen is fitted with a wide range of contemporary wall and base units and integrated appliances. This area allows ample space for a range of furnishings, including a dining table and chairs. There are two spacious double bedrooms, with the main bedroom being further enhanced by a luxury en-suite shower room. A good sized centrally set bathroom completes the accommodation. The property benefits from communal areas maintained by factor, an allocated parking and is protected by video entry system.

- Open Plan Lounge/
Dining/Kitchen
- Two Double Bedrooms
- Immaculate Presentation
- Superb Sea Views
- Allocated Parking
- Gas Central Heating
- Factor Service



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 B

Entry

By Arrangement

Viewing

Contact Owner on
07972 796112
or Solicitors on
01224 868687

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