





McEwan Fraser Legal

Solicitors & Estate Agents

01382 721 212

50 North Road

LIFF, DUNDEE, ANGUS, DD2 5SQ











50 North Road

With the countryside on your doorstep and the city within close proximity. You benefit from the best of both worlds.

A stunning apartment situated within, and forming part of, the prestigious Liff Hospital conversion in the sought-after village of Liff. Set within approximately fifty acres of mature parkland with private tennis courts and children's nursery. The property is located within range of all local amenities including shops, schools, Ninewells Hospital, Technology Park, main bus routes in Dundee City Centre and easy access to the Dundee and Perth A90.



The Property









A strikingly handsome building on the outside with modern and contemporary internal features makes this home irresistible. The light infused open space provides a gentle flow of areas to work, rest and play. No matter what your lifestyle, this apartment will provide the space to adapt to your needs

From entering the communal hall one senses something special, large murals hang above the impeccable maintained hallway. Once inside, the large, open plan living space provide and abundance of natural light through the large windows. The high gloss contemporary kitchen has a U shaped "wrap around" layout. On the upper floor mezzanine, you will find the bedroom, built-in wardrobes and three-piece suite with shower over both.

"...No matter what your lifestyle, this apartment will provide the space to adapt to your needs..."









Bedroom and Bathroom

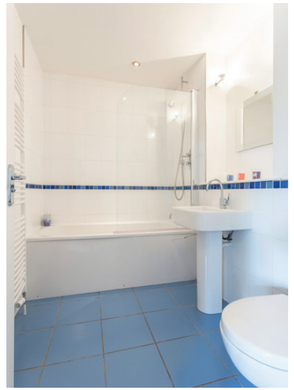




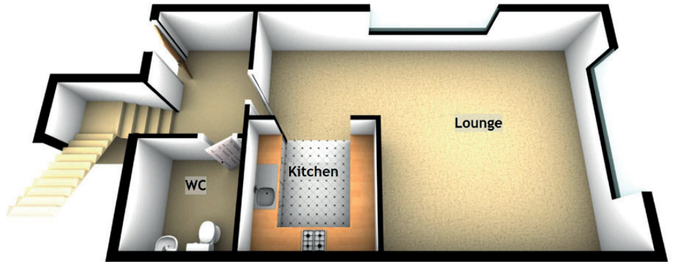


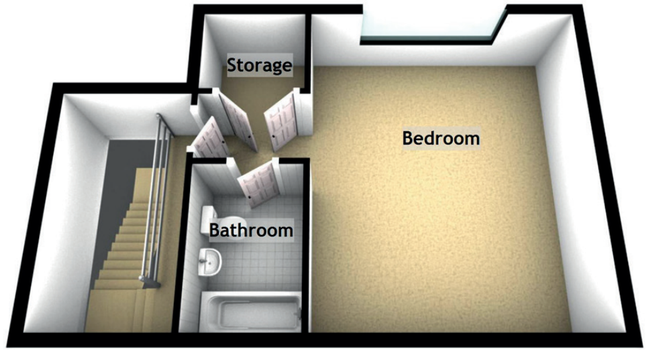






Property Specifications





Approximate Dimensions
(Taken from the widest point)

Lounge	7.50m (24'7") x 5.20m (17'1")
Kitchen	2.70m (8'10") x 2.70m (8'10")
Bedroom	6.20m (20'4") x 5.20m (17'1")
WC	2.30m (7'7") x 2.10m (6'11")
Bathroom	2.50m (8'2") x 1.70m (5'7")
Storage	1.70m (5'7") x 1.40m (4'7")

Gross internal floor area (m²)

99m²

EPC Rating

C

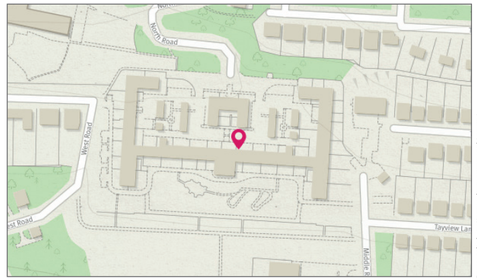


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Part Exchange Available

GOLD
SCOTLAND ESTATE AGENCY of the YEAR 2014
THE SUNDAY TIMES
THE TIMES



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