



72 Millside Drive
Peterculter, Aberdeen, AB14 0WH

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Lounge



Kitchen



Master Bedroom

**72 Millside Drive
Peterculter, Aberdeen, AB14 0WH**

Superior Two Bedroom Flat in Idyllic Setting

- Immaculate throughout, in true move-in condition
- Spacious lounge with ample space for dining
- Stylish kitchen with a range of base & wall units
- Generous master bedroom with en suite
- Further bedroom with space for a range of furniture
- Well maintained grounds with parking



Two beds.



Two bathrooms.



One public room.

Superior Two Bedroom Flat in Idyllic Setting

Located in an idyllic setting on the gateway to Royal Deeside, we are delighted to present for sale this extremely spacious, two bedroom, ground floor apartment within the Millside Development of Peterculter.

Boasting modern conveniences including both gas central heating and double glazing, the property has ample residential parking to the rear and is ideally set in a picturesque location.

Entry to the property is via security entry system, with a welcoming entrance hallway boasting both a deep cupboard and additional cupboard offering ideal storage options.

The lounge/dining room enjoys pleasant views to the front via large picture window, allowing an abundance of light to enter the room. There is ample space for both lounge and dining furniture, and is elegantly finished with luxurious carpet and ceiling coving, creating the perfect ambience to relax and unwind.

The kitchen is fitted with a range of cream gloss base and wall mounted units with splashback tiling behind and contrasting beech effect worktops, built-in oven, gas hob and extractor above, along with integrated washing machine and dishwasher.

Further enhancing this room is the spacious built-in cupboard with sleek sliding doors, offering fantastic storage space.



En Suite



Bedroom Two



Bathroom

The master bedroom is a generously proportioned room, offering a quiet outlook to the rear and features built-in double wardrobe with sliding mirror doors, shelf and hanging space, also providing ample space for free-standing bedroom furniture.

This room further benefits from a handy en suite, fitted with two-piece suite comprising WC, sink pedestal and walk-in shower cubicle.

Double bedroom two again overlooks the rear and also has a double fitted wardrobe with sliding mirror doors.

Completing the accommodation is the bathroom fitted with white three piece suite comprising bath with wall-mounted shower, WC, and a chic wash hand basin atop a stylish vanity unit. Offering fresh, contemporary vibes, the bathroom is decorated in white tones, with bursts of black tiling, and is complete with heated towel rail.

A formal factoring arrangement is in place for the upkeep of the communal areas of which the property forms part.

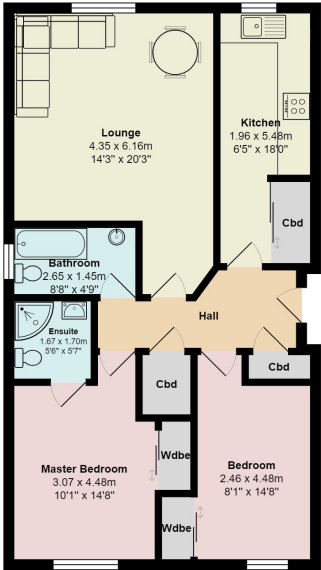


Grounds

Accommodation and plans

Lounge	14'3" x 20'3"	4.34m x 6.17m
Kitchen	6'5" x 18'0"	1.96m x 5.49m
Master Bedroom	10'1" x 14'8"	3.07m x 4.47m
En Suite	5'6" x 5'7"	1.68m x 1.7m
Bedroom Two	8'1" x 14'8"	2.46m x 4.47m
Bathroom	8'8" x 4'9"	2.64m x 1.45m

72 Millside Drive



Directions

Travel to Peterculter via Great Western Road and continuing onto North Deeside Road. Travel through Cults, Bieldside and Milltimber, proceed through Peterculter, and just before the Rob Roy Bridge turn left into Millside Street then right continuing on Millside Street and then first right onto Millside Drive.

Location

Peterculter is west of Aberdeen some seven miles from the City centre. Locally there is a host of shops, restaurants, a library, primary schooling and various leisure and recreational pursuits. A good bus service to Aberdeen City centre is available close by.

Arrange a viewing

Viewing by arrangement with Ledingham Chalmers on 01224 632500

Contact us

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Whilst every effort has been made to ensure the accuracy of the information contained in this Schedule, including the floor plan (if applicable) please note that all measurements have been taken with a sonic tape measure and as a result are only approximations; the measurement of doors, rooms and windows and all other items are approximate and no responsibility is taken for any error, omission or mis-statement. Any plans are for illustrative purposes only and should be used as such by prospective purchasers.

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