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15 Osprey Rise, Piperdam, Nr Dundee DD2 5GF



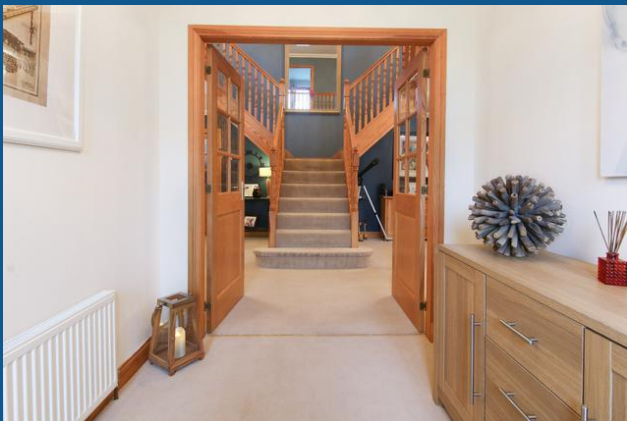
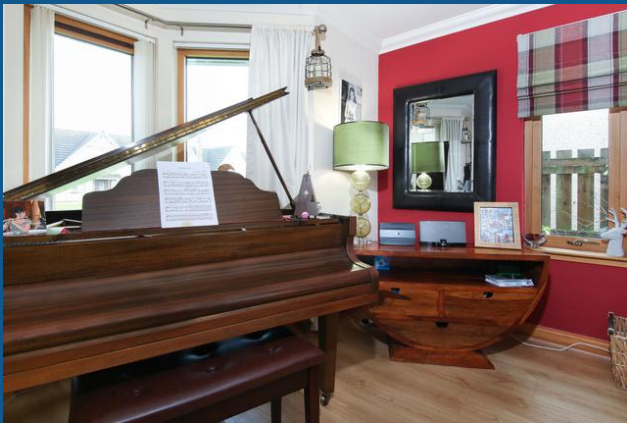
OFFERS OVER £475,000



Enjoying a countryside setting, with-in the exclusive Piperdam development next to Piperdam Loch and golf course, this impressive family villa offers not only an outstanding, tranquil location, but also immaculate and spacious accommodation throughout. This double-storey detached house, sits on an extensive plot, with driveway and detached double garage. Once inside, you are welcomed by a generous entrance vestibule, where French doors open into a grand reception hall with central split staircase with galleried landing. On the right is the formal sitting room, this 26ft long space, has a cosy open fireplace at its heart and enjoys a dual aspect, with modern bay window to the front and double window to the south-facing rear, overlooking the rear garden. bathing in warm afternoon sun, is a magnificent living room. Next door, is a family room, with patio doors leading out to the south-facing garden. On the other side of the hall, is a breakfasting kitchen and dining room. The stunning kitchen is the heart of this family home and is bathed in light from a south-facing aspect. An outstanding range of cream shaker style units are framed by wood effect worktops with accent lights along the plinth, there is a stainless-steel range cooker with chimney hood above. The kitchen also offers space for a large American style fridge and freezer. The kitchen is supplemented by a spacious utility room, a laundry area, boot room and additional storage, with door to outside. Completing the downstairs, is a study or sixth bedroom, along with a downstairs WC. Up the grand staircase are five exceptionally generous double bedrooms, all with built-in storage. The south facing master bedroom benefits from wall-to-wall wardrobes and a luxurious four-piece en-suite bathroom, complete with separate shower enclosure. There is a second en-suite shower room to one of the bedrooms and a fabulous four-piece family bathroom, with luxurious corner bath and separate shower. The house benefits from oil-fired central heating and double glazing throughout.

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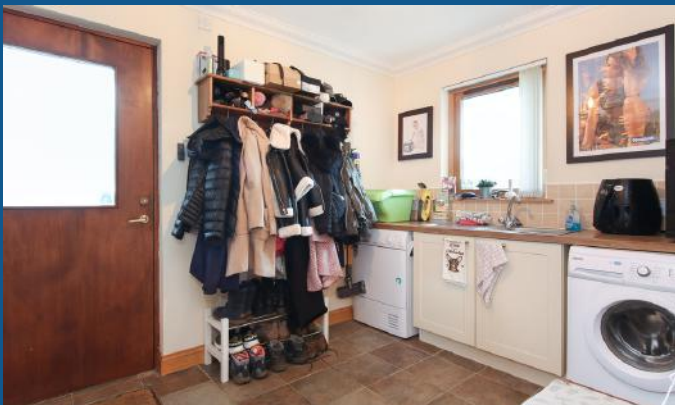
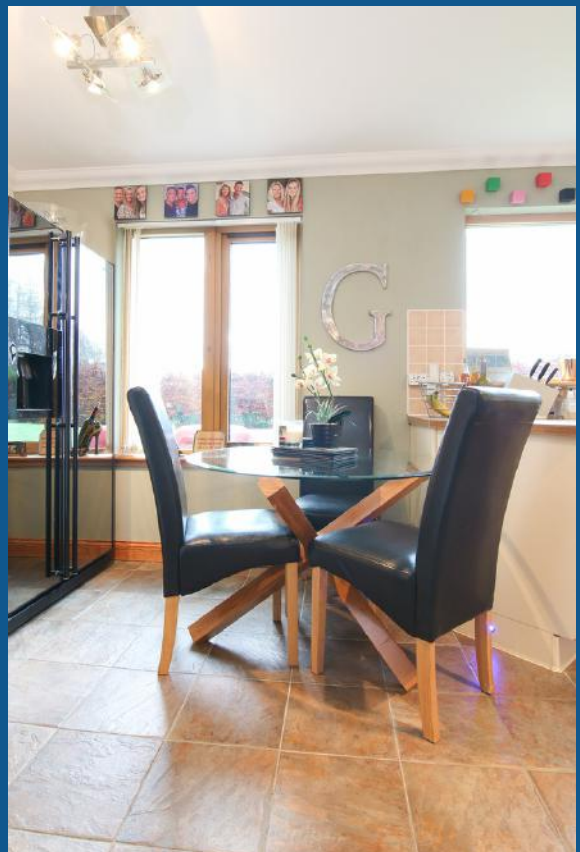
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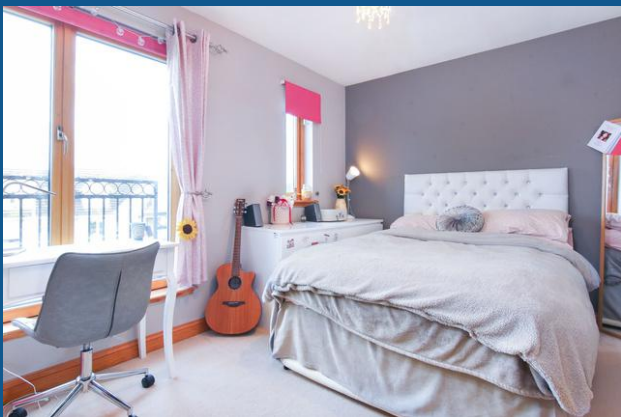
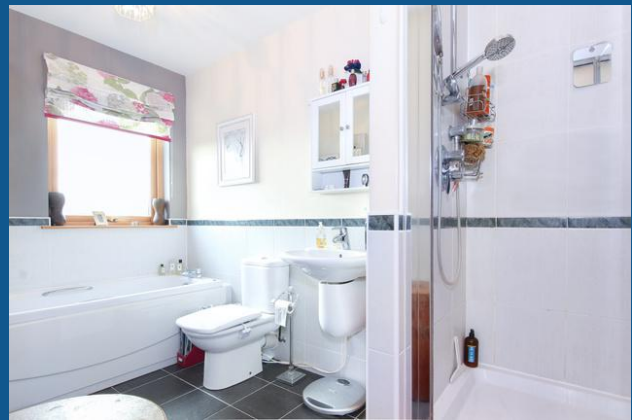
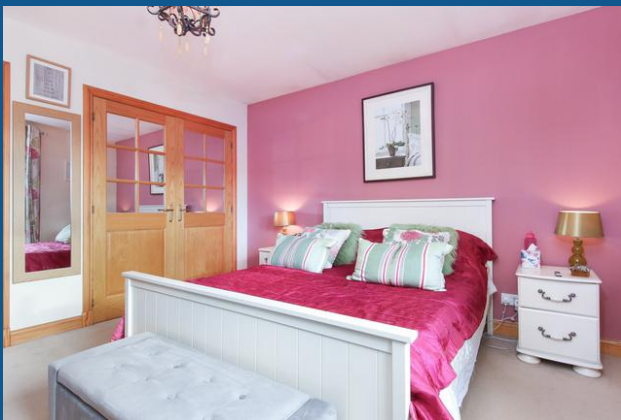
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## PIPERDAM, NR DUNDEE

Piperdam is an exclusive development, set beside Piperdam Loch and golf course. Only 8 miles north-west of Dundee city centre, it is perfect for those professionals wanting to escape the busy city life for the tranquillity of the countryside. Camperdown Country Park is only 5 miles down the road. The main arterial routes are within easy reach providing straight forward access to the Kingsway and city centre. Dundee itself, lies on the north shore of the River Tay estuary and has had a huge regeneration, especially around the waterfront district. The V & A Dundee, is a great cultural addition to this historic port, which is now a UNESCO City of Design. Nearby Camperdown Park and Wildlife centre is a popular attraction, along with many golf courses. Major road and rail links connect Dundee to the rest of Scotland and further afield, whilst Dundee airport also offers regular flights to London Stanstead.

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