

# Pavillion Properties

[www.pavillionproperties.net](http://www.pavillionproperties.net)



## Constitution Street

, Dundee, DD3 6ND

## Rental £450 pcm

1 bedroom Studio available Now

86 Bell Street, Dundee, , DD1 1HN  
[info@pavillionproperties.net](mailto:info@pavillionproperties.net)

**01382 224446**

### Opening Times

Mon 09.00 - 17.00; Tues 09.00 - 17.00  
Wed 09.00 - 17.00; Thurs 09.00 - 17.00  
Fri 09.00 - 17.00; Sat Closed; Sun Closed

# Pavillion Properties

www.pavillionproperties.net

- \* Furnished
- \* Electric Shower
- \* Oven

- \* Double Glazed
- \* Fridge Freezer
- \* Tax Band A

- \* Electric
- \* Parking

## Situation

Spacious bedsit apartment located in a popular residential area, close to all amenities and within a well maintained communal tenement block. Property is situated on ground level and accommodation comprises of entrance hallway, kitchen with white goods, bathroom with bath and shower and lounge/bedroom, property benefits from double glazing and electric heating. Tenement benefits from having a secure entry system in place. Landlord Registration: 261269/180/10591 Council Tax Band: A EPC Rating: TBC Deposit Required: £450

## Accommodation

### Bathroom

### Hallway

### Kitchen

### Lounge/Bedroom

All measurements are approximate.

## Directions

G/3 - three ground floor flats.

## Further Information

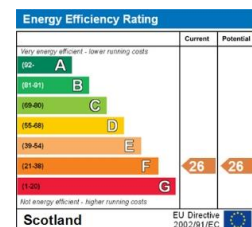
The deposit required is £450

The landlord is willing to rent this home to Employed, Self Employed, Unemployed, Student, Own Means, Retired, Company, Council

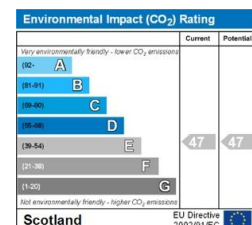
The landlord is willing to rent the property for a minimum of 6 Months and a maximum of 12 Months

## Energy Performance Certificates

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO<sub>2</sub>) emissions.



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



The environmental impact rating is a measure of a home's impact  
Creation Date: 25/07/2025

Property Ref: inst-9406

## IMPORTANT INFORMATION

For clarification, we wish to inform the prospective tenant that we have prepared these details as a general guide. The agent has not carried out a detailed survey nor tested the services, appliances, or specific fittings (unless otherwise stated), and no warranty can be given as to their condition. All room measurements are taken at floor level. We strongly recommend that all the information which we provide about the property is verified by yourself and your advisers. The contents of this publication are © Pavillion Properties, 2025. Pavillion Properties Registered in Scotland No.