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Leading Perthshire Estate Agency

4 Squire Cottages, Craigie Knowes Road, Perth, PH2 0BY

Offers Over £154,950

Buying with Next Home

4 Squire Cottages, Craigie Knowes Road,
Perth, PH2 0BY



Many thanks for your interest in
4 Squire Cottages, Craigie Knowes Road,
Perth, PH2 0BY.

Next Home Estate Agents dedicate
themselves to be available when you are,
offering an unbeatable service 7 days a
week until 9pm.

We have the largest sales team in
Perthshire, operating from our 5 offices
throughout Perthshire and delivering
more sales than any other estate agent.

Not only are we Perthshire's Number 1
choice but we are also local. One of the
reasons we know the local markets so
well is because we live here. So let us
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process.

If you're a first time buyer we have
incentives to help get you onto the
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If you would like to be kept informed of
other great properties like this one please
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property open days.

About the area

Perth boasts numerous High Street shops and businesses, cafe quarter, restaurants, cinema, theatre, conference centre, leisure facilities, railway station, hospital, doctors' surgeries, dentists, primary and secondary schools which are all within proximity.

Perth is a scenic city on the banks of the River Tay and caters for easy commuting to all major cities within the central belt of Scotland.



Property summary

We are delighted to bring to the market this well presented TWO BEDROOM MID TERRACED COTTAGE situated within the highly desirable Craigie district of Perth.

The property offers well-proportioned accommodation over 2 floors comprising a wide and welcoming entrance hall; bright lounge; kitchen with integrated oven, hob, extractor and space for appliances; bathroom with white suite and double bedroom on the ground floor together with large double bedroom with fitted wardrobes and en-suite WC on the first floor.

The property benefits from double glazing and gas central heating throughout.

There are enclosed garden grounds to the front and rear and there is a driveway providing off street parking for several vehicles. To the rear is an enclosed garden with timber shed for additional storage.

The property would suit a wide range of prospective purchasers and early viewing is highly recommended.

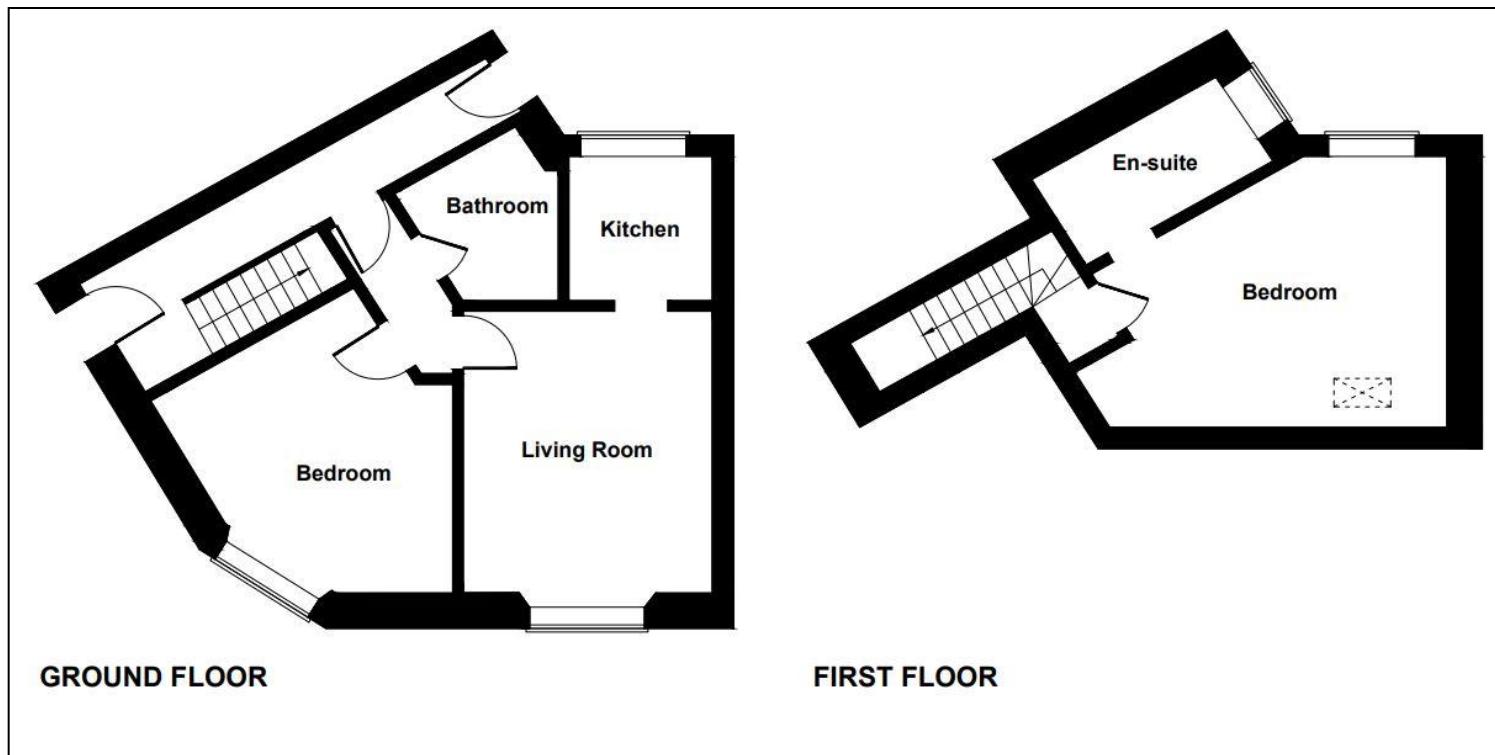


Key property features

- ✓ Mid Terraced Cottage
- ✓ Highly desirable residential area
- ✓ 2 Spacious Bedrooms
- ✓ Bright lounge
- ✓ Bathroom & WC
- ✓ Double Glazing & Gas central heating
- ✓ Driveway
- ✓ Front & rear gardens
- ✓ Close to schools
- ✓ Shops & amenities nearby



Floorplans





Property Room Sizes

ENTRANCE HALL 21' 2" X 5' 10" (6.45M X 1.78M)

WC 6' 3" X 4' 4" (1.91M X 1.32M)

LOUNGE 12' 4" X 10' 4" (3.76M X 3.15M)

KITCHEN 6' 9" X 6' 9" (2.06M X 2.06M)

BEDROOM 1 13' 5" X 9' 7" (4.09M X 2.92M)

BEDROOM 2 16' 11" X 15' 8" (5.16M X 4.78M)

BATHROOM 8' 5" X 5' 3" (2.57M X 1.6M)

PLEASE NOTE: These particulars whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. intending purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property. All room sizes are approximate and for general guidance only. They cannot be relied upon for fitting carpets, furniture etc.



TO ARRANGE A VIEWING OF THIS PROPERTY PLEASE TELEPHONE YOUR LOCAL BRANCH BELOW:

63 – 65 George Street, Perth 01738 44 43 42

41 – 43 Allan Street, Blairgowrie 01796 54 80 14

47a Atholl Road, Pitlochry 01796 54 80 14

1a James Square, Crieff 01764 65 00 44

211 High Street, Auchterarder 01764 66 36 66

Email sales@nexthomeonline.co.uk

For more information about Next Home and our services please visit: www.nexthomeonline.co.uk

*The only Perthshire estate agent **available 7 days until 9pm***

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