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Leading Perthshire Estate Agency

Tall trees , Losset Road, Alyth, Blairgowrie, PH11 8BU

Offers Over £290,000


NEXTHOME
ESTATE & LETTING AGENTS

Buying with Next Home

Tall trees , Losset Road, Alyth, Blairgowrie, PH11 8BU

Many thanks for your interest with Tall trees , Losset Road, Alyth, Blairgowrie, PH11 8BU.

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 guide you through the selling and buying process.

If you're a first time buyer we have incentives to help get you onto the property ladder - our consultants can advise you through the whole process.

We offer free, no obligation mortgage advice to all our buyers.

If you have a property to sell, contact us to arrange a valuation. We are renowned in getting our customers moving quicker and at a higher price than our competitors. Put us to the test and get your free valuation today, call 01738 444342.

If you would like to be kept informed of other great properties like this one please register on our hot buyers list, where we will email you of new property listings and property open days.

About the Area

The town of Alyth offers a variety of local amenities including shops, a post office, mobile bank and health centre. There is a reputable primary school within the town and secondary schooling can be found in Blairgowrie and Kirriemuir.

Blairgowrie is located approximately 5 miles away and offers a further range of shops and recreational facilities. Golf enthusiasts are spoilt for choice with Alyth having its own golf courses and the prestigious Rosemount golf course is located in Blairgowrie.



Property Summary

Next Home are delighted to bring this exceptionally spacious 3 bedroomed detached bungalow to the market.

The property is located in the popular market town of Alyth and will appeal to range of buyers with well proportioned accommodation set over one level comprising: Entrance vestibule leading to an welcoming L-Shaped hallway that gives access to all accommodation on offer, a very bright and spacious lounge that can fit a variety of free standing furniture and has patio doors to the front garden, breakfasting kitchen, utility room with direct access to a double garage, dining room, 3 double bedrooms with master en-suite and a 4 piece bathroom suite.

The bungalow is set on a generous sized plot with a large driveway leading to a double garage with fully enclosed garden grounds to the front and back of the property which are mainly laid to lawn for ease of maintenance.

There is generous storage throughout via built in wardrobes, floored loft and overhead storage located in the double garage.



Key property features

- ✓ En-suite
- ✓ Double garage
- ✓ Popular residential area
- ✓ Chain Free
- ✓ Great plot
- ✓ Large driveway
- ✓ Close to all local amenities
- ✓ Close to Dundee and Perth
- ✓ Good walks nearby
- ✓ Spacious rooms throughout









Have a property to sell?

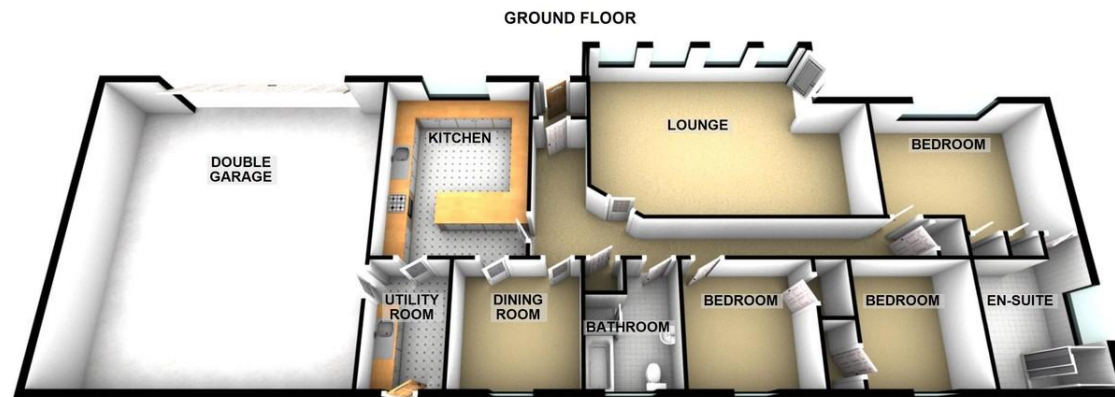
An expert from our local branch will provide you with the most accurate valuation.



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Floorplans





Property Room sizes

VESTIBULE

HALLWAY

38' x 9' 8" (11.58m x 2.95m)

LOUNGE

18' 7" x 18' 3" (5.66m x 5.56m)

KITCHEN/BREAKFAST ROOM

14' 4" x 10' 7" (4.37m x 3.23m)

UTILITY ROOM

11' x 6' 1" (3.35m x 1.85m)

DINING ROOM

11' x 9' 8" (3.35m x 2.95m)

BEDROOM

15' 6" x 10' 5" (4.72m x 3.18m)

ENSUITE

12' 1" x 5' 2" (3.68m x 1.57m)

BEDROOM

10' 4" x 9' 2" (3.15m x 2.79m)

BEDROOM

11' x 9' 5" (3.35m x 2.87m)

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.



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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..... 01250 39 80 02

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

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