

70 East High Street

Crieff, Perthshire, PH7 3HZ



IrvingGeddes  
W.S. • Solicitors • Estate Agents



## 70 East High Street, Crieff, PH7 3HZ

Irving Geddes are delighted to offer for sale this beautifully presented two bedroom mid-terrace villa enjoying a central location in the popular market town of Crieff. The property boasts a well-proportioned layout comprising on the ground floor; entrance LOBBY with stairs to upper floor, large LOUNGE and fitted KITCHEN with door to rear garden. On the upper floor there is a DOUBLE BEDROOM & SINGLE BEDROOM, both with built-in wardrobes, & BATHROOM. A landscaped, easily maintained rear garden has a couple of paved patios, with a raised terrace, planted beds, timber shed.

Double glazed and warmed by gas-fired central heating. Un-restricted on-street parking nearby. An attractive home in true move-in condition and one likely to have broad appeal.

**Energy Performance** Rated 'D' **Council Tax** Band 'B'

**Video Tour** <https://my.matterport.com/show/?m=1PhWe4RNd1g>

**Viewing** Strictly by appointment through Irving Geddes - 01764 653771





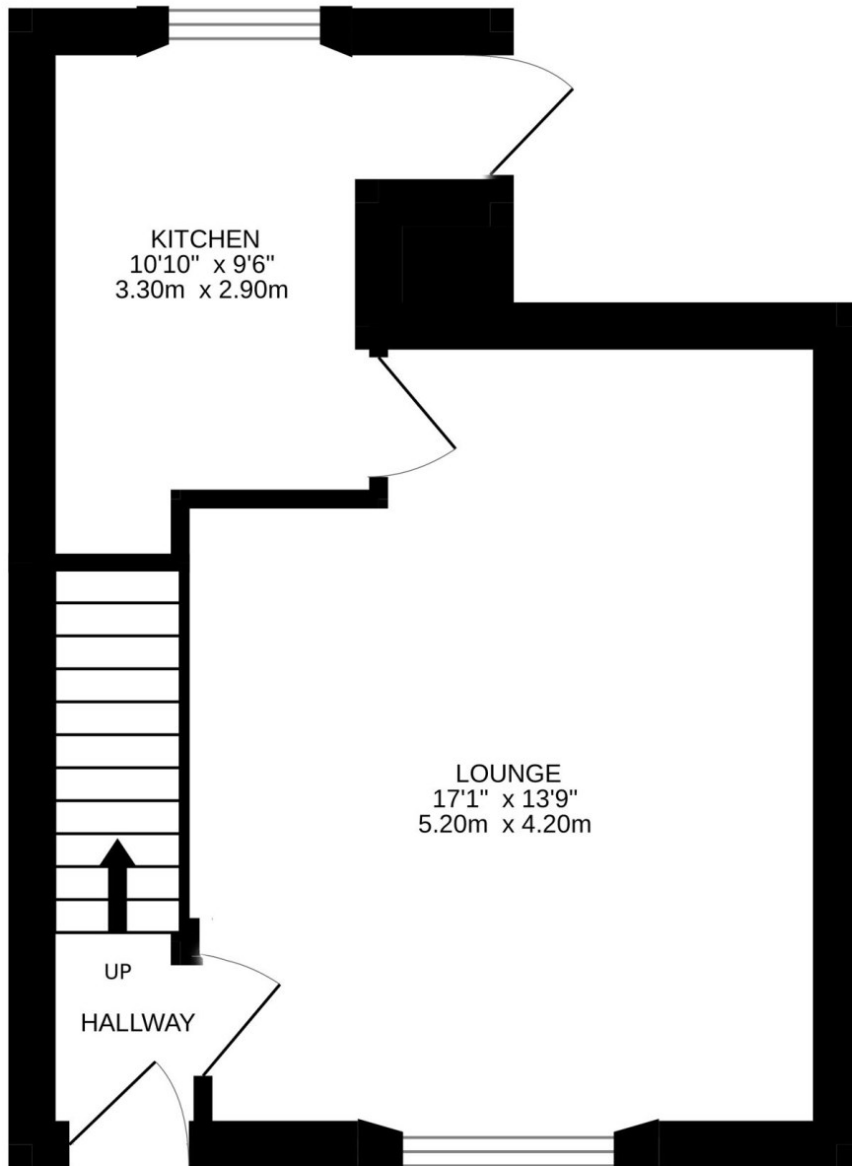




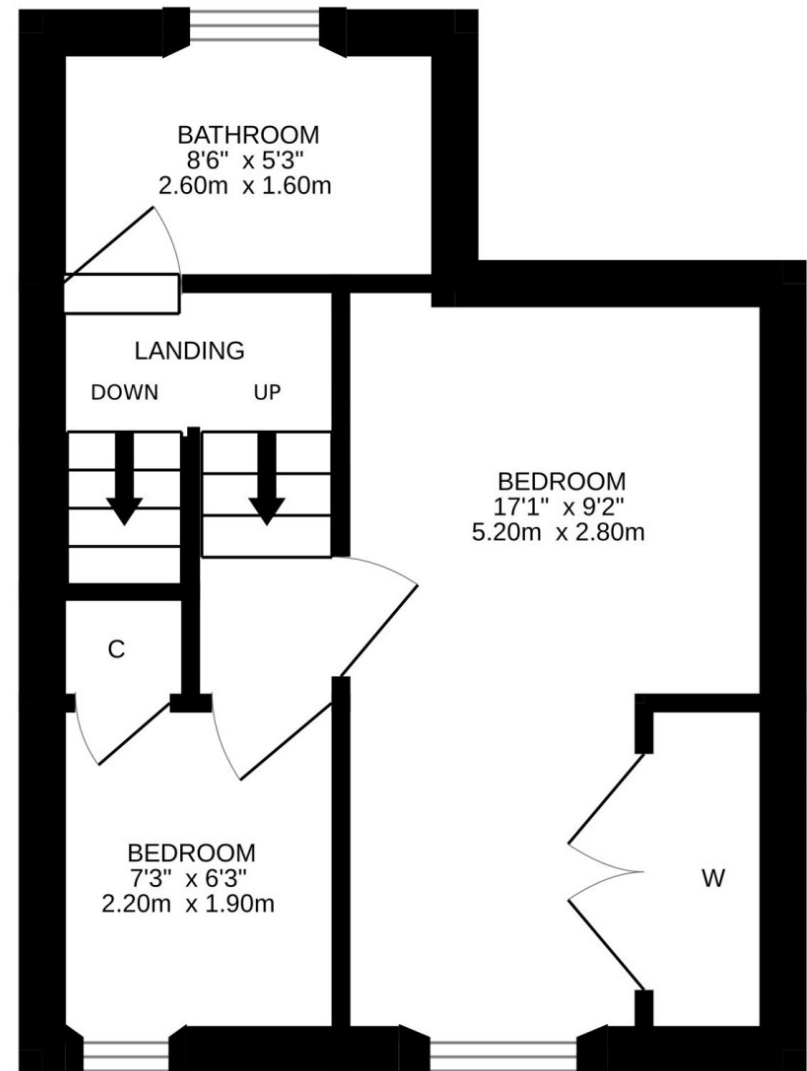




GROUND FLOOR



1ST FLOOR



These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate.