

A photograph of a stone cottage with a green roof and a tree in the garden. The cottage has a small window with the number '1880' above it. The garden is filled with fallen leaves and a wooden table is visible in the foreground.

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Leading Perthshire Estate Agency

Oak Cottage, 8 Higher Oakfield, Pitlochry, PH16 5HT

Offers Over £145,000


NEXTHOME
ESTATE & LETTING AGENTS

Buying with Next Home

Oak Cottage, 8 Higher Oakfield, Pitlochry,
Perth And Kinross, PH16 5HT

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Oak Cottage, 8 Higher Oakfield, Pitlochry,
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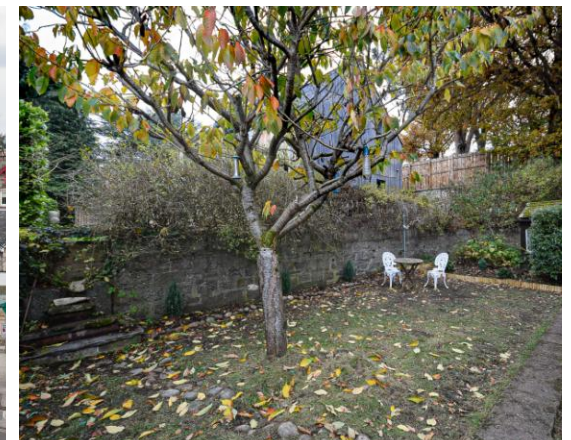
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About the area

Pitlochry is set in the heart of the beautiful Perthshire countryside and is served by a wide range of local facilities and amenities including shopping, banking, professional offices, doctor's surgery and a community hospital.

The town remains a popular holiday destination and attractions include the fish ladder, Pitlochry festival theatre and the nearby Blair castle. The town is bypassed by the A9 trunk route providing easy access to the North and South.



Property summary

Next Home are delighted to bring to the market this spacious 1 bedroom 1st floor apartment situated in a private area of the popular town of Pitlochry.

The property would make an ideal investment opportunity and is accessed via a private staircase that gives access to all on offer comprising: Entrance hall with storage, open plan kitchen/dining and lounge, large double bedroom with dual aspect windows offering lovely views over the surrounding countryside and a shower room.

There is a private garden to the rear of the apartment bloc that is laid to lawn for ease of maintenance.

Electric storage heaters throughout.

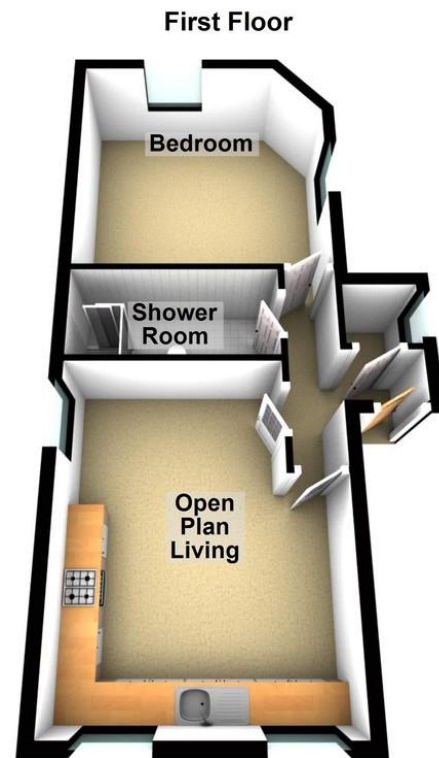


Key property features

- ✓ Private location
- ✓ Ideal holiday let
- ✓ Ideal for first time buyers
- ✓ Close to local amenities
- ✓ Electric heating
- ✓ Large double bedroom
- ✓ Open plan living
- ✓ Chain free



Floorplans





Property Room Sizes

ENTRANCE HALL

LOUNGE 12' 4" X 9' 6" (3.76M X 2.9M)

KITCHEN/DINER 13' 4" X 9' 2" (4.06M X 2.79M)

BEDROOM 13' 4" X 11' 2" (4.06M X 3.4M)

SHOWER ROOM 10' 5" X 4' 2" (3.18M X 1.27M)

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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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

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