

Buy your next home with Next Home

Leading Perthshire Estate Agency

109 Crieff Road, Perth, PH1 2PB

Offers Over £195,000


NEXTHOME
ESTATE & LETTING AGENTS

Buying with Next Home

109 Crieff Road, Perth, PH1 2PB

Many thanks for your interest with 109 Crieff Road, Perth, PH1 2PB.

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 reknown 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.

Next Home your number 1 choice for property sales



FREE Valuations



We're open 7 days a
week until 9pm



Registered Buyers



No obligation
mortgage advice



Conveyancing
Quotations



First Time Buyer
with No Deposit



Next Home's
Buying Guide



Next Home
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 close 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.





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signing up to our Hot Buyers lists!

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Property Summary

Next Home are delighted to bring to the market this well presented 3 bedroom town house situated in the popular city of Perth.

The property would make an ideal family home with spacious accommodation set over 3 levels comprising: Entrance hall, a tastefully decorated lounge with bay window, large storage cupboard and space for a variety of free standing furniture, kitchen, utility room, 3 double bedrooms, one of which is on the mid-level, a shower room located on the top floor and a 4 piece bathroom suite located on the ground level.

Additionally there is a large floored attic with Velux window making this an ideal conversion opportunity.

To the rear there is allocated parking for 2 cars and a large garden. The garden offers space for outdoor dining, a timber shed and is ideal for the keen garden er.

Gas central heating throughout.



Key property features

- ✓ Well presented
- ✓ Ideal family home
- ✓ Town house
- ✓ Off-street parking
- ✓ 3 double bedrooms
- ✓ Spacious rooms throughout
- ✓ Floored attic space
- ✓ Recently fitted gas boiler
- ✓ Large garden
- ✓ Popular residential area





DSC_0418

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DSC_0425



DSC_0427



DSC_0438



DSC_0433



DSC_0434



DSC_0435



DSC_0437



DSC_0466



DSC_0469



DSC_0432



DSC_0431



DSC_0428



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Have a property to sell?

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



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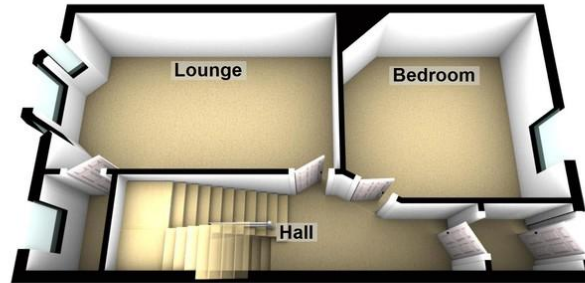
ESTATE & LETTING AGENTS

Floorplans

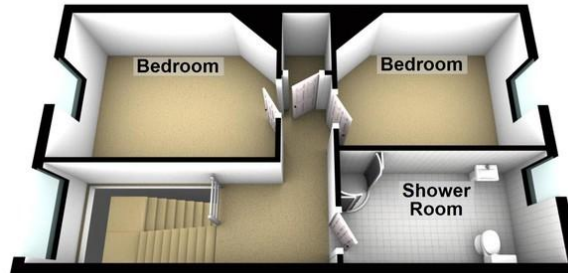
Ground Floor



First Floor



Second Floor





Property Room sizes

VESTIBULE

5' 6" x 4' 6" (1.68m x 1.37m)

HALL

LOUNGE

17' 3" x 11' 1" (5.26m x 3.38m)

DINING ROOM/BEDROOM

13' 5" x 10' 4" (4.09m x 3.15m)

KITCHEN

15' 2" x 8' 9" (4.62m x 2.67m)

BEDROOM

12' 4" x 11' 9" (3.76m x 3.58m)

BEDROOM

11' 7" x 11' 1" (3.53m x 3.38m)

SHOWER ROOM

10' 9" x 6' 6" (3.28m x 1.98m)

BATHROOM

9' 3" x 5' 8" (2.82m x 1.73m)

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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