

Buying with **Next Home**

12 Glebe Road, Comrie, Crieff, PH6 2EW

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

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About the Area

The property is located in the picturesque Strathearn village of Comrie which is approximately 7 miles west of Crieff. There are many local services available within the village including a Post Office, cafe, doctor's surgery, dental practice, hotels, restaurant and a range of shops.

There are also various leisure pursuits and activities on offer. Further amenities and schooling can be found in the nearby town of Crieff.









Property Summary

Next Home are delighted to bring to the market this 3 bedroom semi-detached bungalow situated in the sought after villa of Comrie.

The property would make the ideal home for retirement with accommodation set over the one level comprising: Entrance hall, spacious lounge, kitchen, 2 double bedrooms, a single bedroom/office and a family bathroom.

The property benefits from occupying a corner plot and has a large mainly laid to lawn wrap around garden.

There is also off-street parking available. Gas central heating and double glazing throughout.



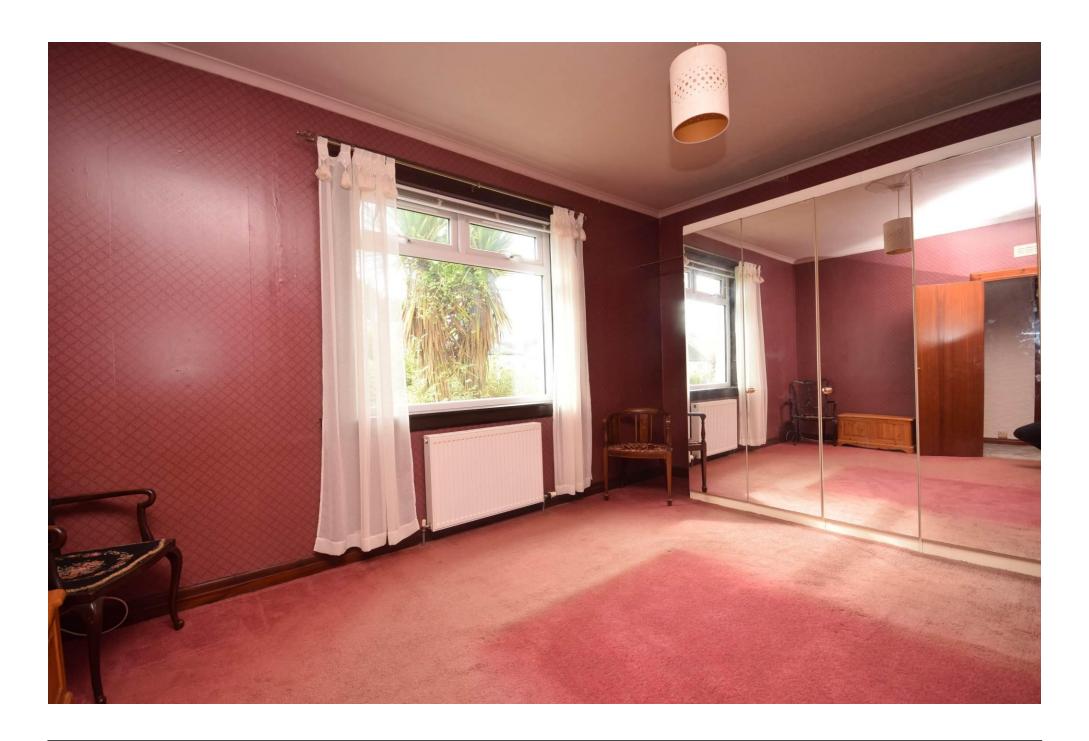


Key property features

- **У** Sought after area
- ✓ Ideal for retirement
- **У** Large garden
- Chain free
- ✓ Close to local amenities
- **⋖** Good walks nearby
- ✓ Ideal holiday home
- **У** 3 bedrooms
- ✓ Gas central heating





















Floorplans



Property Room sizes

VESTIBULE

HALL

LOUNGE

14' 4" x 12' 2" (4.37m x 3.71m)

KITCHEN

11'4" x 8' 5" (3.45m x 2.57m)

BEDROOM

15' x 9' 8" (4.57m x 2.95m)

BEDROOM

12' 9" x 10' 7" (3.89m x 3.23m)

BEDROOM

9'8" x 9'5" (2.95m x 2.87m)

BATHROOM

10' 2" x 5' 3" (3.1m 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 roomsizes are approximate and for general guidance only. They cannot be relied upon for fitting carpets, fumiture etc.



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