

66 FOYERS WAY
CRIEFF, PH7 3FE

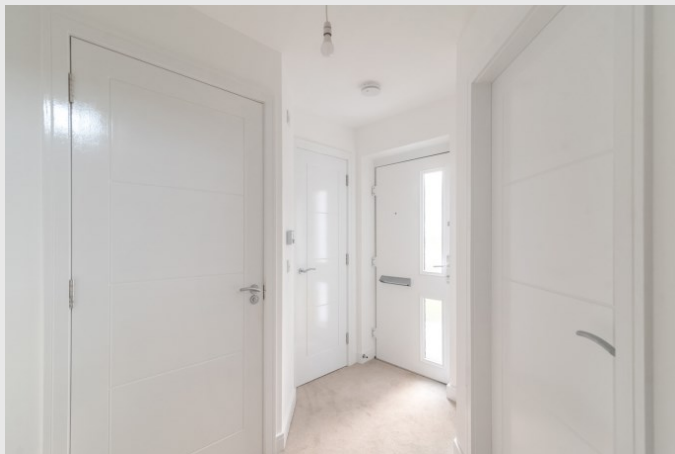


66 FOYERS WAY, CRIEFF, PH7 3FE

We are delighted to offer for sale this most attractive and very well presented modern 2 bed semi-detached villa built by Ogilvie Homes, within a new development on the southern edge of Crieff. Located in walking distance of schooling, supermarkets & other amenities, benefiting from an excellent setting, well-proportioned accommodation, off-street parking & a fully enclosed south facing garden. Purchased in June 2023, with a change of circumstances forcing a sale, the property has had the finishing touches applied by the current owner including exterior work, fitted blinds and tiling, and will include the remainder of Ogilvie's New Home 10 Year Warranty.

Set over two floors, the layout comprises on the ground floor: wide HALLWAY with storage and door to spacious W.C, good sized LOUNGE with under-stairs storage & door to contemporary DINING KITCHEN with patio doors. The upper landing has an attic hatch and doors to FAMILY BATHROOM and TWO DOUBLE BEDROOMS. The master has a terrific walk-in wardrobe/storage area, which could also be utilised as a study area. The property is warmed by gas-fired central heating, utility costs supplemented by solar panels, and is fully double glazed.

There are private low-maintenance front and rear gardens, the front laid to lawn with a mono-block driveway. The sunny enclosed rear has a large lawn, paved patio and bordered by timber fencing. A charming home in true move-in condition, and one likely to have broad appeal.

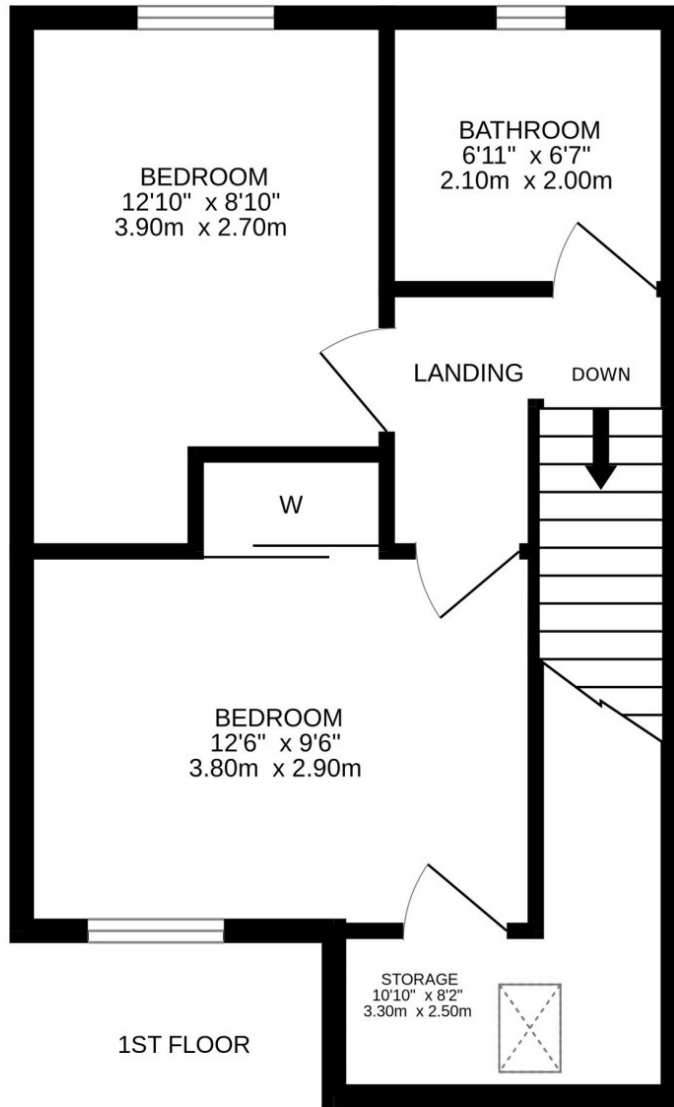
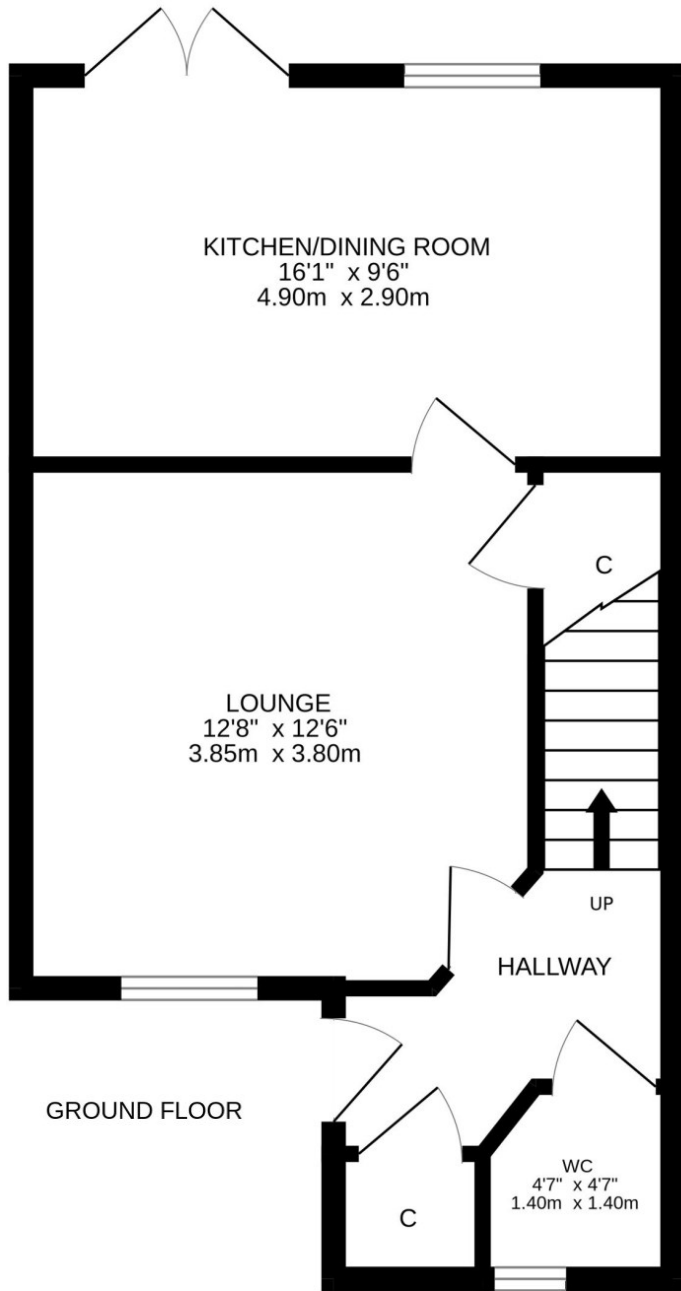












Council Tax Band 'D' Energy Performance Rated 'B' Video Tour <https://youtu.be/3kl1zHTIMpE>

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 only.



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