



2 BALDINNIES FARM COTTAGE, DUNNING, PH2 0QQ

IrvingGeddes
W.S. • Solicitors • Estate Agents

Description

Two bedroom terraced farm cottage enjoying an excellent open outlook across open countryside. Enjoying a rural yet easily accessible location, only 8.5 miles from the City of Perth, 2.5 miles to the pretty village of Dunning and 1.5 miles from the A9. The property offers basic unfurnished accommodation set over one floor and comprises lounge, kitchen, two bedrooms and bathroom. Externally there is ample parking & an area of garden ground. Warmed by electric heating.

Available from June 2025 & let unfurnished on a Private Residential Tenancy. The rental is £400 per month plus the usual utility expenses and council tax. A month's deposit and references will be required.

Energy Performance: F **Landlord Registration No:** 19178/340/03170

N/B - Pictures shown are from a previous tenancy and are to be updated.



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

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