



	Description
	O'Malley Property are delighted to bring this semi detached 3 bedroom property in Balado, Kinross to the market.
	The spacious and rarely available property is being refurbished to a high standard with neutral tones throughout. The property comprises; large lounge, modern fitted kitchen with integrated oven, hob. Three double bedrooms, and modern fitted bathroom.

<sup>&</sup>quot;Spacious Property"

Cocation  Balado is a small rural village in Perth and Kinross situated on the A977 about a mile to the west of Kinross. Balado has become well known for hosting T in the Park, Nearby are branches of Dobbies Garden Centre and Sainsbury's in Kinross and also Easter Balado Frout Fishery and Loch Leven nature reserve. Kinross is approximately 2.5 miles away where you find all local amenities with links to Perth and Edinburgh	
Viewing arrangements It can be difficult to judge a property from pictures alone so we would like to invite you to view this property at a time that suits you. At O'Malley Property we understand that many people are not available to view properties during 'business hours' and as such we are available for viewings from 9am to 9pm 7 days a week. Please don't hesitate to contact us on 01259 212337 or e-mail us to organise a viewing.	









## Property Misdescriptions Act 1991.

While these particulars have been carefully compiled and are believed to be accurate, no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. None of the items included in the sale of working or running nature such as central heating installation or mechanical or electrical euuipment have been tested by us and no warranty is given in this respect and potential purchasers should satisfy themselves as to any points arising therefrom. Any photographs used are purely illustrative and may demonstrate only the surroundings. They are not therefore taken as indicative of the extent of the property, or that the photograph is taken from within the boundaries of the property, or of what is included in the sale.