



CRAIGISLA
PERTH ROAD, GILMERTON, CRIEFF, PH7 3LZ

IrvingGeddes
W.S. • Solicitors • Estate Agents

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We are delighted to offer for sale this substantial end-terrace period villa located in the popular village of Gilmerton, some 2mls from the bustling market town of Crieff. Craigisla would benefit from a programme of modernisation & is a characterful home boasting private parking, car-port, private gardens and a tremendous southerly aspect to the rear. Set over two floors the spacious accommodation comprises on the ground floor: HALL with under-stair storage, LOUNGE with dual aspect, DINING ROOM, KITCHEN and BATHROOM. There are THREE DOUBLE BEDROOMS on the upper floor, all with beautiful views over open countryside.

The property has private parking adjacent with an adjoining car-port/store. The long rear garden is fully enclosed, has a paved patio, area of lawn and is bordered by fields at the southern end.

A most charming and generously sized property, ideal for development. Likely to have broad appeal and early viewing is advised.

Council Tax Band 'D' **Energy Performance** Rated 'F'

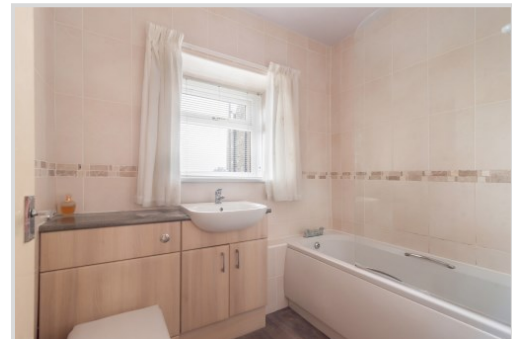
Viewing by appointment through Irving Geddes on 01764 653771.

Video Walkthrough <https://my.matterport.com/show/?m=WVCvHpKxkHg>



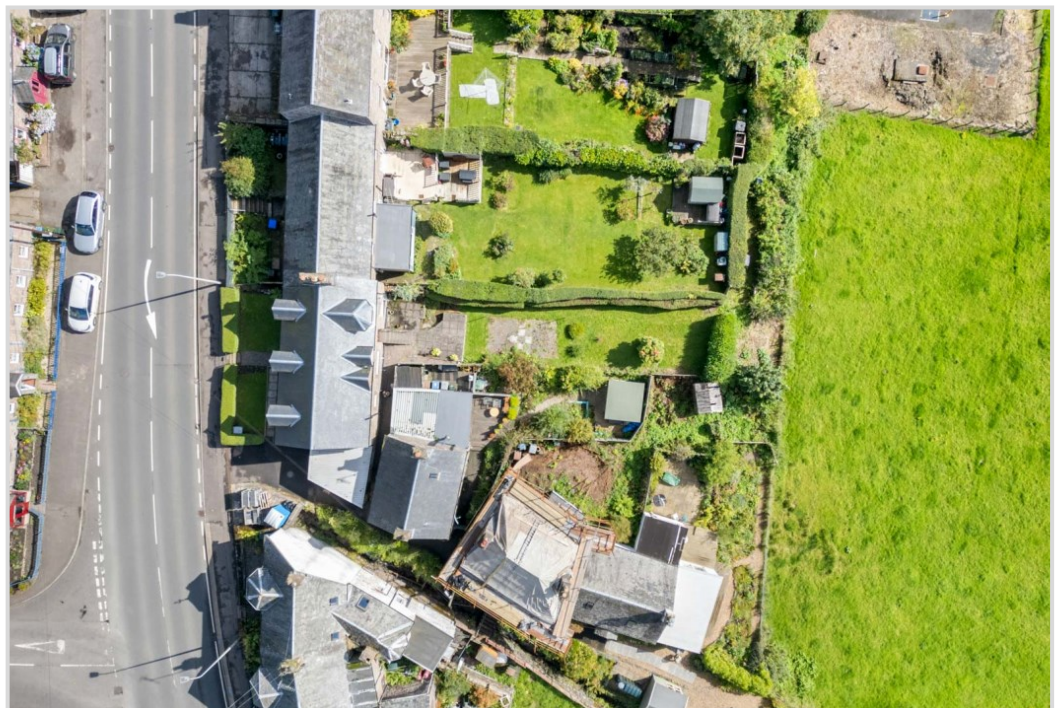


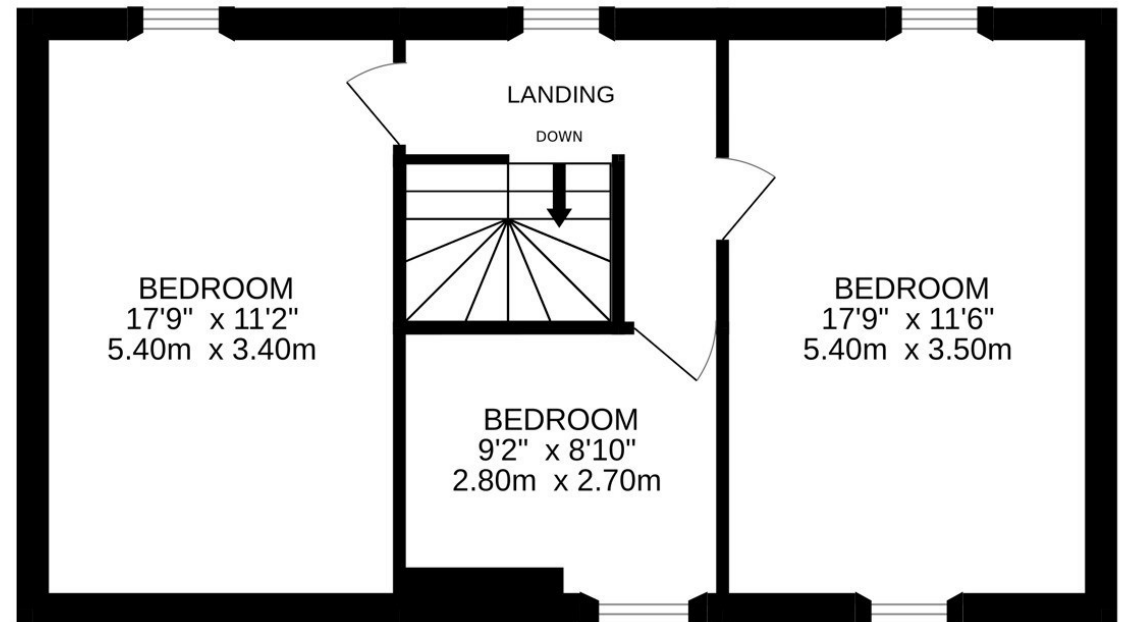
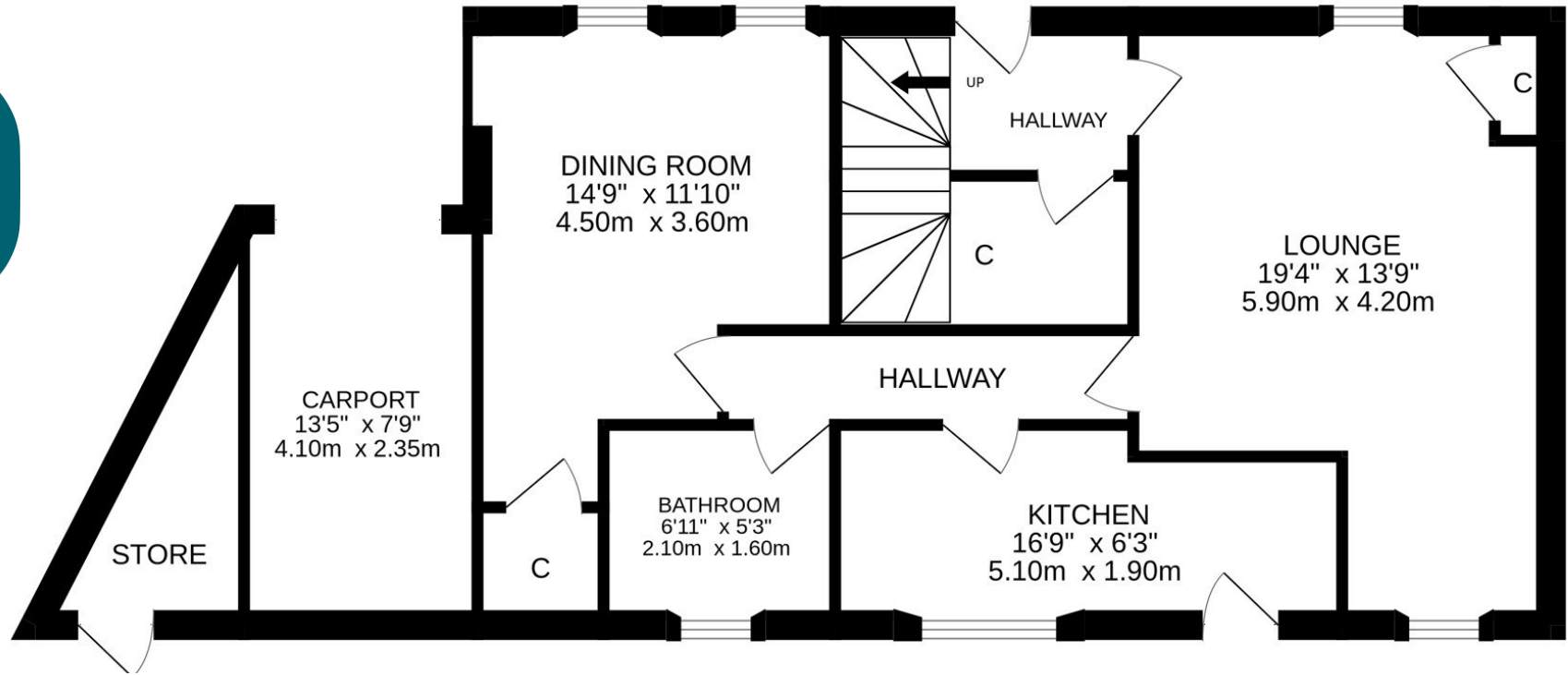












These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate only.



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Comrie
1 Drummond Street, PH6 2DW
Tel: 01764 670325

Aberfeldy
6 The Square, PH15 2DD
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