

10 MILLAR STREET,
CRIEFF, PH7 3AH



10 MILLAR STREET, CRIEFF, PH7 3AH

Irving Geddes are delighted to offer for sale this immaculate three bedroom end-terrace villa enjoying a very central location in the ever popular market town of Crieff. Set over two floors, the layout comprises on the ground floor; **ENTRANCE HALLWAY**, **LOUNGE** with log burner; double **BEDROOM**, open plan dining **KITCHEN** with bamboo flooring, gas range & extractor fan, partial glazed door leading to a private, fully enclosed rear cottage garden. The first floor comprises; Two double **BEDROOMS** with storage & contemporary **FAMILY BATHROOM** (Harvey Maria rubber flooring) & comprises bath, W.C, WHB and separate shower unit.

The property is warmed by gas central heating and is double glazed throughout.

On-street parking is located to the front of the property. The rear garden is a sun-trap, fully landscaped (chemical free for 4 years) with an area of lawn, deep planted flower beds, stone chippings, decked patio area with childrens playroom & large timber shed.

Likely to have broad appeal. The property enjoys an excellent location within easy walking distance of the town centre & all local amenities.

3D Tour: <https://my.matterport.com/show/?m=cjiE3Zvsvri>

Energy Performance Rated 'E' Council Tax Band 'D'

Viewing strictly by appointment via Irving Geddes — 01764 653771.







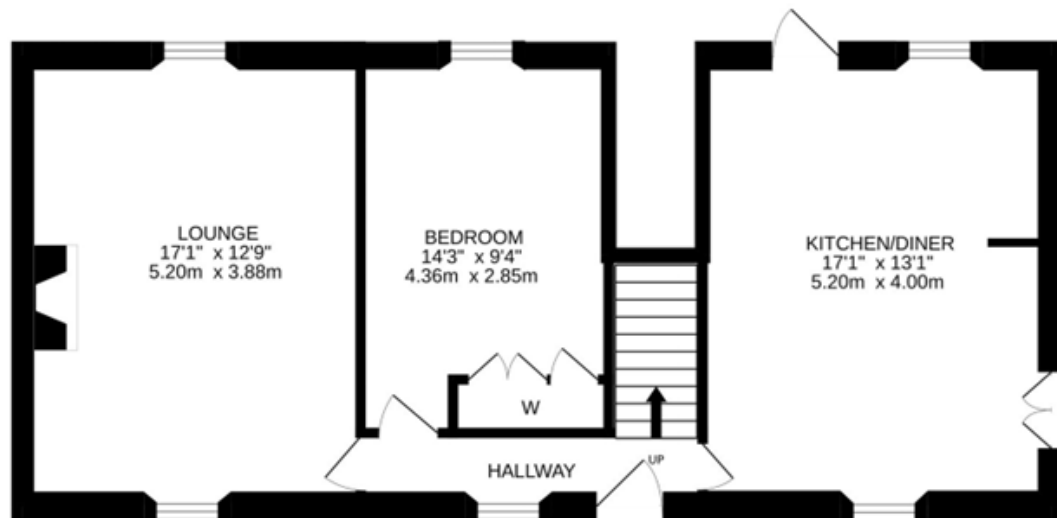




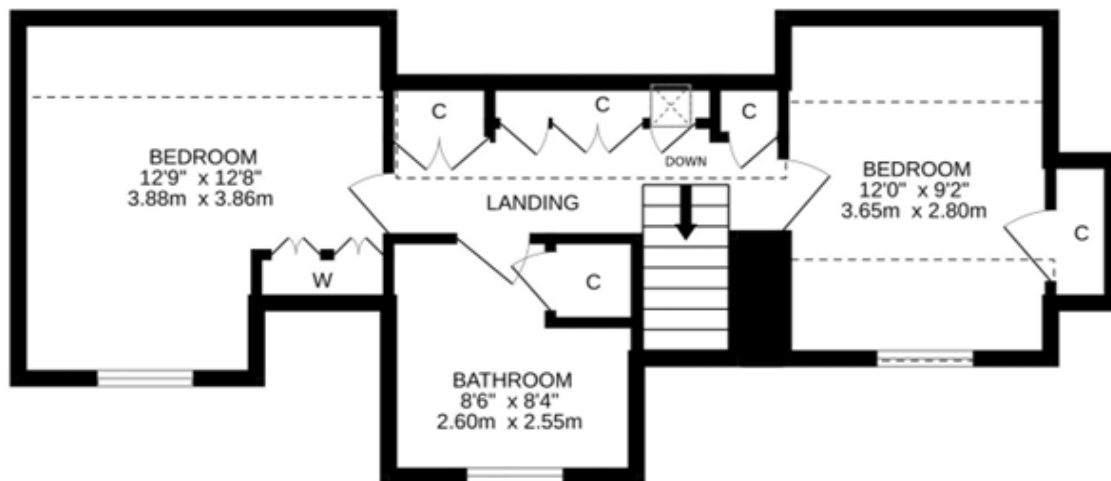


These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. They are provided as a general guide and may be subject to change. All measurements are approximate only.

GROUND FLOOR



1ST FLOOR



Thinking of selling?

Call us now for a free valuation for your own property.

Crieff

25 West High Street, PH7 4AU
Tel: 01764 653771

Comrie

1 Drummond Street, PH6 2DW
Tel: 01764 670325

Aberfeldy

6 The Square, PH15 2DD
Tel: 01887 822722