

15 Muirend Gardens Perth

Offers Over £198,000

**JAMESON
+ MACKAY**
SOLICITORS AND ESTATE AGENTS



2 Bedroom - 1 Bathroom - 1 Living Room

A versatile detached bungalow nestled in the highly sought-after location of Oakbank. This charming home offers excellent potential with some modernisation, making it an ideal opportunity for families or those seeking a comfortable, private residence.

Prime location close to local amenities, including nurseries, primary, and secondary schools—all within walking distance. Convenient access to Perth City Centre via regular bus services. Bright and spacious lounge, perfect for relaxing or entertaining. Fitted kitchen with ample space for appliances, ready for your personal touch. Two bedrooms providing comfortable accommodation. Family bathroom with a shower over the bath.

Externally you will find a private rear garden, perfect for outdoor dining and leisure. Well-maintained lawn area ideal for children or gardening enthusiasts as well as a garage and a substantial driveway offering ample parking space.

This property is sure to attract a variety of buyers and presents a fantastic opportunity to create a lovely family home in a prime location. Don't miss out—contact us today to arrange a viewing!

Room Measurements

Entrance 2.89 x 0.88

Living room 3.91 x 5.67

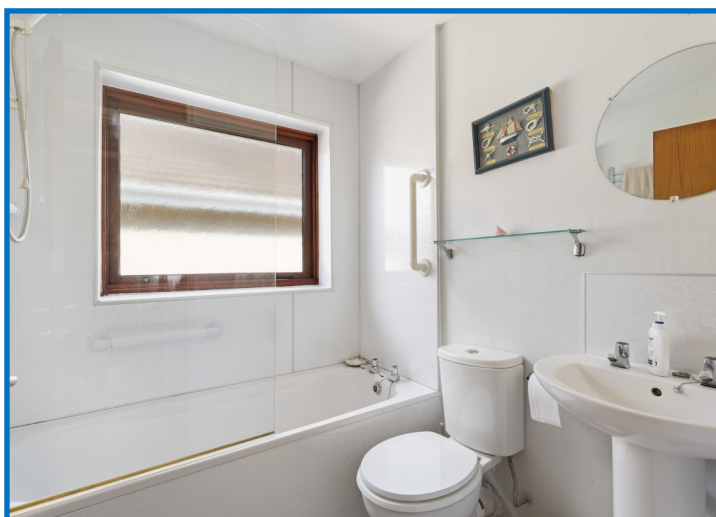
Kitchen 3.66 x 2.43

Bathroom 2.07 x 1.72

Bedroom 2.53 x 2.76

Bedroom 2 3.41 x 3.36

EPC Rating: D
Council Tax: Band: D
Local Authority: PKC



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Disclaimer

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for purpose. The mention of any appliances and services within these details does not imply that they are in full efficient working order. A buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will endeavour to ascertain the information you require. This is advisable, particularly if you intend to travel some distance to view the property. You are advised to check the availability of this property before travelling any distance to view.