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16 Atholl Street
Dunkeld
PH8 0AR

Offers Over £275,000

16 Atholl Street is a beautifully presented three bedroom townhouse located in the centre of the ever popular village of Dunkeld.

This charming property is entered from street level into a vestibule which leads through to a hallway with access to the rear garden and a spiral staircase which leads to the first floor.

There is a bright and spacious living room which has feature cornicing and an electric fire set in a fireplace.

The kitchen consists of a good range of shaker style wall and floor units in pale grey with wood effect worktops and splashbacks. There is an eye level double oven, induction hob, dishwasher and fridge-freezer and space for a small dining table if desired.

The first-floor double bedroom is currently used as a home office and crafting space. Finally, there is a tastefully decorated shower room consisting of a shower cubicle, WC and a countertop basin with several floor cupboards which conceal the washing machine and tumble dryer.



There is a further spiral stair with unusual rope banister leading up to the 2nd floor where there are two bedrooms, one double and one single, both with built in wardrobes and dual aspect windows. There is a shower room with cubicle, WC, WHB, storage cupboards and a heated towel rail.

Externally, there is a small garden area to the rear with decking and a shed.

Some furniture is available by separate negotiation.

Dunkeld is a popular Perthshire town located approximately 10 miles north of Perth and is often described as being "The Gateway to the Highlands". It is famed for Dunkeld Cathedral among many other historical properties and is close by the beautiful National Trust for Scotland property, The Hermitage.

The town has a variety of small shops, cafes and hotels as well as an eighteen hole golf course, sports and leisure facilities, a medical centre and primary school. It is connected to the Central Belt and the North by bus and rail links with Dunkeld Railway Station being just outside the edge of the town.



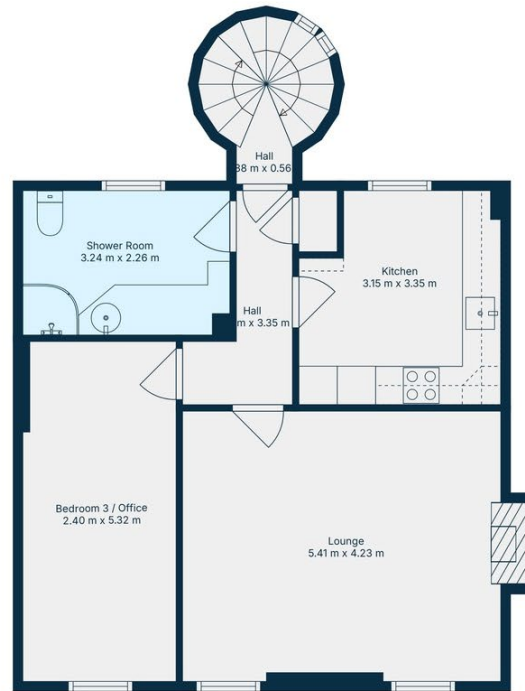


Directions

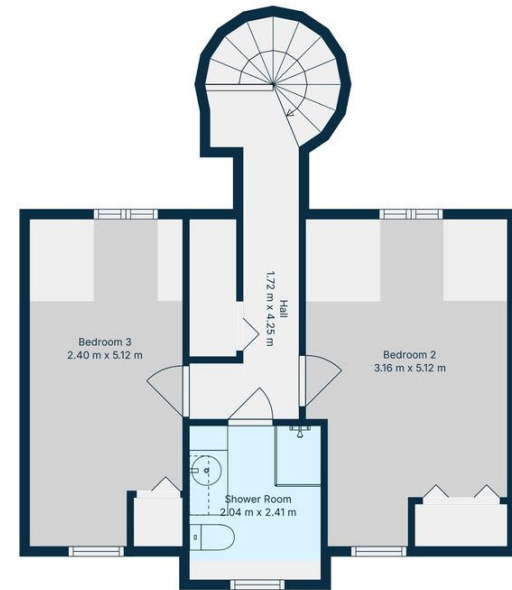
From our office in Pitlochry, head south on the A9 until you reach the Dunkeld junction and turn left toward the town. Proceed down hill and over the bridge which leads straight onto Atholl Street. No 16 is a clearly marked grey door on the right hand side between Palmerston's and Shannon's. Parking is available on street or in public car parks at either end of the town.



Ground Floor



First Floor



Second Floor

16 Atholl Street, Dunkeld, PH8 0AR

All measurements are approximate and for display purposes only



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