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Leading Perthshire Estate Agency

1 Ferguson Drive, Perth, PH1 1SR

Offers Over £220,000


NEXTHOME
ESTATE & LETTING AGENTS

Buying with Next Home

1 Ferguson Drive, Perth, PH1 1SR

Many thanks for your interest with 1 Ferguson Drive, Perth, PH1 1SR.

Next Home Estate Agents dedicate themselves to be available when you are, offering an unbeatable service 7 days a week until 9pm.

We have the largest sales team in Perthshire, operating from our 5 offices throughout Perthshire and delivering more sales than any other estate agent.

Not only are we Perthshire's Number 1 choice but we are also local. One of the reasons we know the local markets so well is because we live here. So let us guide you through the selling and buying process.

If you're a first time buyer we have incentives to help get you onto the property ladder - our consultants can advise you through the whole process.

We offer free, no obligation mortgage advice to all our buyers.

If you have a property to sell, contact us to arrange a valuation. We are renowned in getting our customers moving quicker and at a higher price than our competitors. Put us to the test and get your free valuation today, call 01738 444342.

If you would like to be kept informed of other great properties like this one please register on our hot buyers list, where we will email you of new property listings and property open days.

About the Area

Perth boasts numerous High Street shops and businesses, cafe quarter, restaurants, cinema, theatre, conference centre, leisure facilities, railway station, hospital, doctors' surgeries, dentists, primary and secondary schools which are all within close proximity. Perth is a scenic city on the banks of the River Tay and caters for easy commuting to all major cities within the central belt of Scotland.



Property Summary

We are delighted to bring to the market this spacious THREE BEDROOM SEMI DETACHED VILLA situated within a highly desirable residential area. The accommodation comprises entrance hall; lounge with front facing bay window and storage; dining room accessed from the lounge and kitchen; kitchen with integrated oven, hob and extractor together with space for further appliances; utility room with door to the rear and to the integral garage. On the first floor there are 2 double bedroom and a single bedroom. The bathroom has a white suite and benefits from having a shower over the bath. There is electric heating and double glazing throughout. Externally the property is situated within a sizeable plot and the garden is enclosed and laid to lawn with a large paved patio area ideal for socialising.



Key property features

- ✓ Semi Detached Villa
- ✓ Large corner plot
- ✓ Bright Lounge
- ✓ Dining Room
- ✓ Kitchen & Utility Room
- ✓ 3 Bedrooms
- ✓ Bathroom with shower over the bath
- ✓ Electric Heating
- ✓ Double Glazing
- ✓ Garage and Gardens





DSC_0962

Next Home - 1 Ferguson Drive, Perth, PH1 1SR



DSC_0967



DSC_0971



DSC_0963



DSC_0966



An aerial photograph of a residential neighborhood, showing rows of houses with red brick walls and grey roofs. The image is overlaid with a semi-transparent blue filter. The houses are arranged in a grid-like pattern, with some featuring gardens and driveways. The overall scene is a typical suburban housing estate.

Have a property to sell?

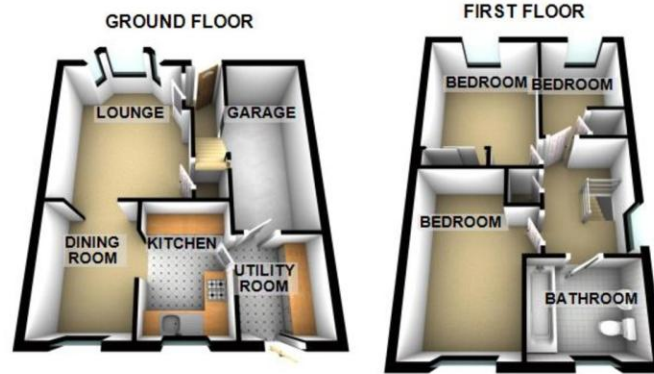
An expert from our local branch will provide you with the most accurate valuation.



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Floorplans



Property Room sizes

HALL

LOUNGE

16' 9" x 12' 4" (5.11m x 3.76m)

DINING ROOM

11' 3" x 7' 7" (3.43m x 2.31m)

KITCHEN

11' 3" x 7' 6" (3.43m x 2.29m)

UTILITY ROOM

7' 9" x 8' 4" (2.36m x 2.54m)

BEDROOM

12' 7" x 9' 3" (3.84m x 2.82m)

BEDROOM

11' 6" x 8' 7" (3.51m x 2.62m)

BEDROOM

9' 8" x 6' 1" (2.95m x 1.85m)

BATHROOM

6' 5" x 6' 1" (1.96m x 1.85m)



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TO ARRANGE A VIEWING OF THIS PROPERTY PLEASE TELEPHONE YOUR LOCAL BRANCH BELOW:

63 – 65 George Street, Perth 01738 44 43 42

41 - 43 Allan Street, Blairgowrie..... 01250 39 80 02

47a Atholl Road, Pitlochry..... 01796 54 80 14

1a James Square, Crieff.....01764 65 00 44

211 High Street, Auchterarder.....01764 66 36 66

Email sales@nexthomeonline.co.uk

For more information about Next Home and our services please visit www.nexthomeonline.co.uk

The only Perthshire estate agent available 7 days until 9pm

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