



Buy your next home with Next Home

Leading Perthshire Estate Agency

11 Glebe Drive, Inchture, Perth, PH14 9RR

Offers Over £125,000

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NEXTHOME
ESTATE & LETTING AGENTS

Buying with Next Home

11 Glebe Drive, Inchtute, Perth, PH14 9RR

Many thanks for your interest with 11 Glebe Drive, Inchtute, Perth, PH14 9RR.

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

The village of Inchtute is located in the Carse of Gowrie and is on the A90 trunk road between Perth and Dundee on the Northern side of the Firth of Tay.

The village lies approximately 9 miles from Dundee city centre and 13 miles from Perth. Ninewells hospital and medical school are within easy reach and PRI, Abertay and Dundee Universities, Dundee Airport and Technology Park are all within close proximity.

There are mainline railway stations at Dundee and Perth. Within the village there is a post office, shop, hotel, a reputable primary school and a church.



Property Summary

A rare opportunity to purchase this immaculately presented ONE BEDROOM SEMI DETACHED BUNGALOW situated within a quiet location in the desirable village of Inchtute.

The property has been upgraded over recent years to include new double glazing, gas central heating with serviced boiler, front and rear doors, kitchen and bathroom.

The accommodation comprises entrance hall with two large storage cupboards; bright lounge with dual aspect windows; dining kitchen with integrated oven, hob and extractor and free standing fridge freezer, two storage cupboards and door to the rear; double bedroom with fitted wardrobes and additional cupboard; modern bathroom with white suite and shower over the bath.

Externally the property benefits from front, side and rear gardens and timber shed. There is an external cupboard with access to the attic space.

There is parking available adjacent to the property.



Key property features

- ✓ Semi Detached Bungalow
- ✓ Bright Lounge
- ✓ Dining Kitchen
- ✓ Double Bedroom
- ✓ Modern Bathroom
- ✓ Excellent Storage
- ✓ Double Glazing & Gas Central Heating
- ✓ Front, side and rear gardens
- ✓ Parking
- ✓ Quiet Location







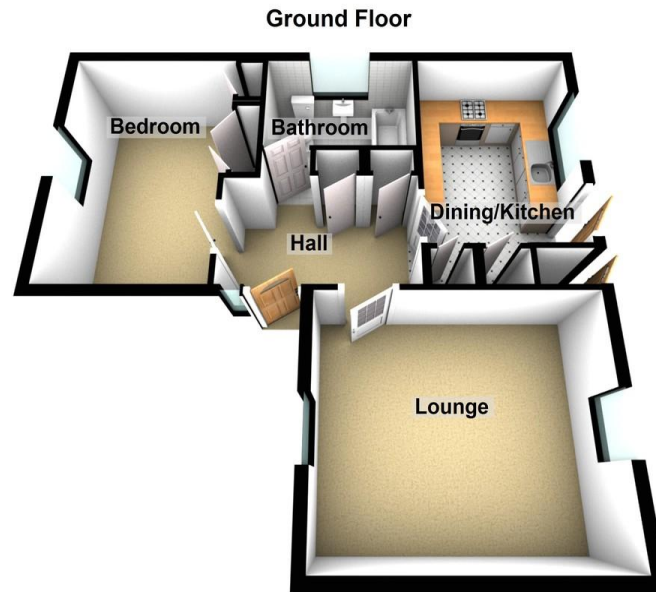
Have a property to sell?

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

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Floorplans



Property Room Sizes

HALL

9' 2" x 6' 0" (W)" (2.79m x 1.83m)

LOUNGE

13' 8" x 12' (4.17m x 3.66m)

DINING KITCHEN

10' 9" x 10' 8" (3.28m x 3.25m)

DOUBLE BEDROOM

11' 9" x 9' 9" (3.58m x 2.97m)

BATHROOM

6' 5" x 5' 7" (1.96m x 1.7m)

PLEASE NOTE: These particulars whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract intending, purchasers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property. All room sizes are approximate and for general guidance only. They cannot be relied upon for fitting carpets, furniture etc.



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

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