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Leading Perthshire Estate Agency

89 Raeburn Park, Perth, PH2 0ER

Offers Over £165,000


NEXTHOME
ESTATE & LETTING AGENTS

Buying with Next Home

89 Raeburn Park, Perth, PH2 0ER

Many thanks for your interest with 89 Raeburn Park, Perth, PH2 0ER.

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 reknown 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.

Next Home your number 1 choice for property sales



FREE Valuations



We're open 7 days a
week until 9pm



Registered Buyers



No obligation
mortgage advice



Conveyancing
Quotations



First Time Buyer
with No Deposit



Next Home's
Buying Guide



Next Home
Open Days

About the Area

Perth, known as the “Fair City,” is a vibrant and historic hub on the banks of the River Tay. Offering an excellent range of shops, cafés, restaurants, and cultural venues, including Perth Concert Hall and Theatre, the city blends heritage charm with modern convenience.

Outdoor enthusiasts enjoy riverside walks, nearby golf courses, and easy access to the Highlands. Perth benefits from outstanding transport links, with quick road and rail connections to Edinburgh, Glasgow, Dundee, and Inverness.

The area offers a wide choice of property styles, from traditional townhouses and period flats to contemporary family homes, making it an attractive location for professionals, families, and retirees alike.





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Property Summary

We are delighted to bring to the market this well-presented 2 bedroom mid-terraced villa situated in the sought after area of Perth.

Located in the popular residential area of Craigie this property is ideal for first-time buyers, young families, or downsizers looking for a comfortable home in a convenient location.

Set over 2 levels it comprises: Porch, well-proportioned lounge with ample room for a range of free-standing furniture, kitchen with patio doors leading to the rear garden, 2 bedrooms, one of which benefits from built in storage.

There is also a 3-piece bathroom suite.

There is a private garden to the rear of the property which is fully enclosed with timber fencing. An easy to maintain lawn and there is a patio area.

Gas central heating and double glazing throughout.



Key property features

- ✓ Well-presented
- ✓ Ideal for a first time buyer
- ✓ Off-street parking
- ✓ Popular residential area
- ✓ Nice walks nearby
- ✓ Gas central heating
- ✓ Private garden
- ✓ Close to local amenities
- ✓
- ✓





DSC_0944

Next Home - 89 Raeburn Park, Perth, PH2 0ER









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

Have a property to sell?

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

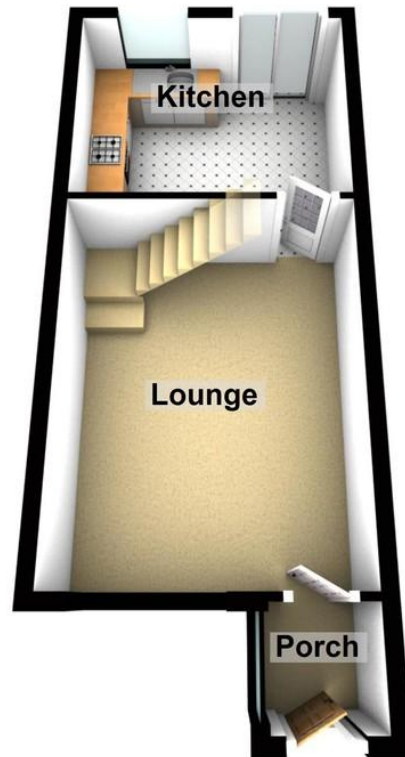


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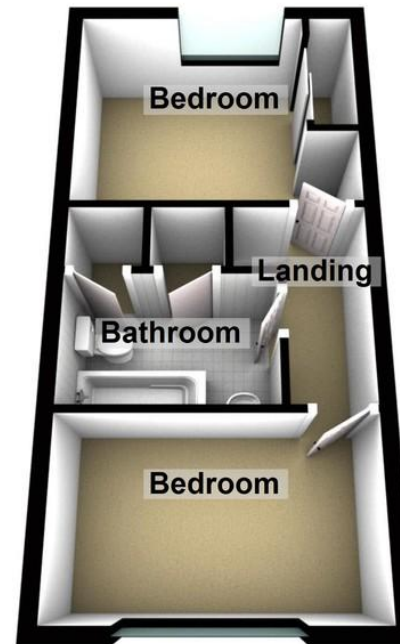
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Floorplans

Ground Floor



First Floor



Property Room sizes

PORCH

3' 10" x 2' 9" (1.17m x 0.84m)

LOUNGE

15' 4" x 11' 9" (4.67m x 3.58m)

KITCHEN

8' 11" x 11' 7" (2.72m x 3.53m)

BEDROOM

9' 4" x 9' 0" (2.84m x 2.74m)

BEDROOM

11' 8" x 7' (3.56m x 2.13m)

BATHROOM

8' 2" x 4' (2.49m x 1.22m)

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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