



5 Shepherds Mill , Ruthvenfield, PH1 3JP
Offers over £155,000





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- Semi-detached cottage
- Spacious living room
- Generous garden
- Gas central heating
- Move-in condition
- One double bedroom
- Modern kitchen
- Off-street parking
- Double glazing
- Peaceful location

Welcome to this charming semi-detached cottage in the serene location of Ruthvenfield. This delightful property offers a cosy retreat with its move-in condition, perfect for those seeking peace and tranquillity. Step inside to discover a modern kitchen, ideal for whipping up delicious meals. The accommodation, all on one level, includes a generous double bedroom, a well-appointed bathroom, and a spacious living room - perfect for relaxing or entertaining guests.

This characterful bungalow also boasts a generous garden, providing a private oasis for you to enjoy the outdoors in seclusion. Whether you have a green thumb or simply love to bask in the sunshine, this garden offers endless possibilities for relaxation and recreation. With 667 sq ft of living space, the property offers a spacious feel, making it the perfect size for a single occupant or a couple looking for a peaceful abode. The timeless charm of this cottage combined with its modern amenities makes it a truly special find.

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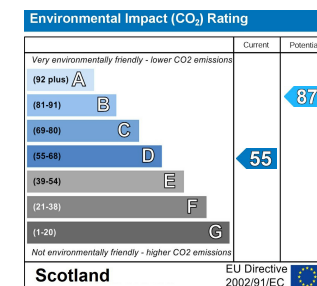
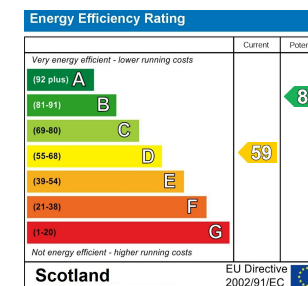
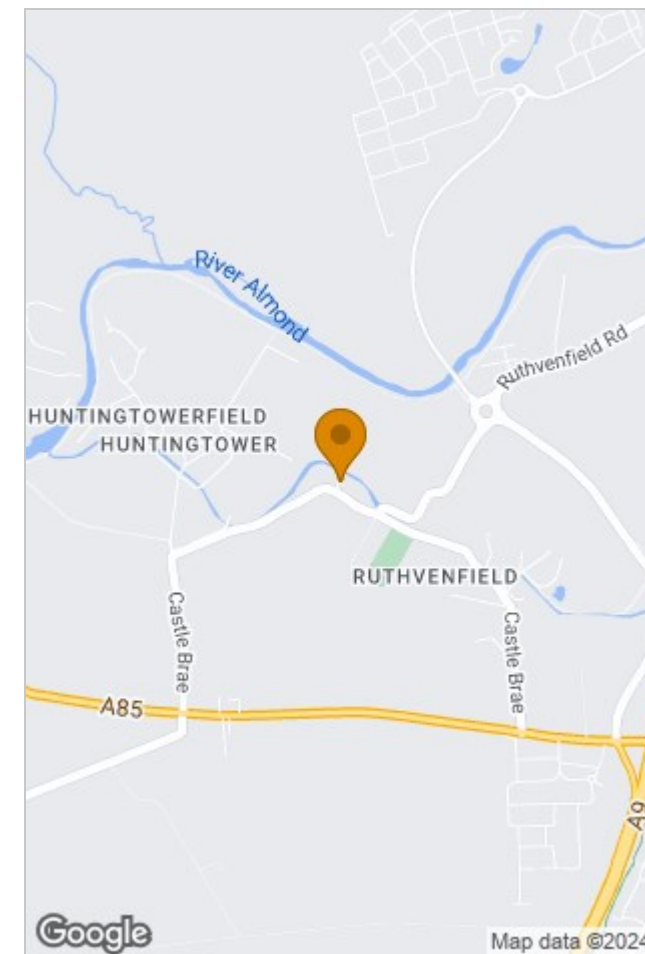
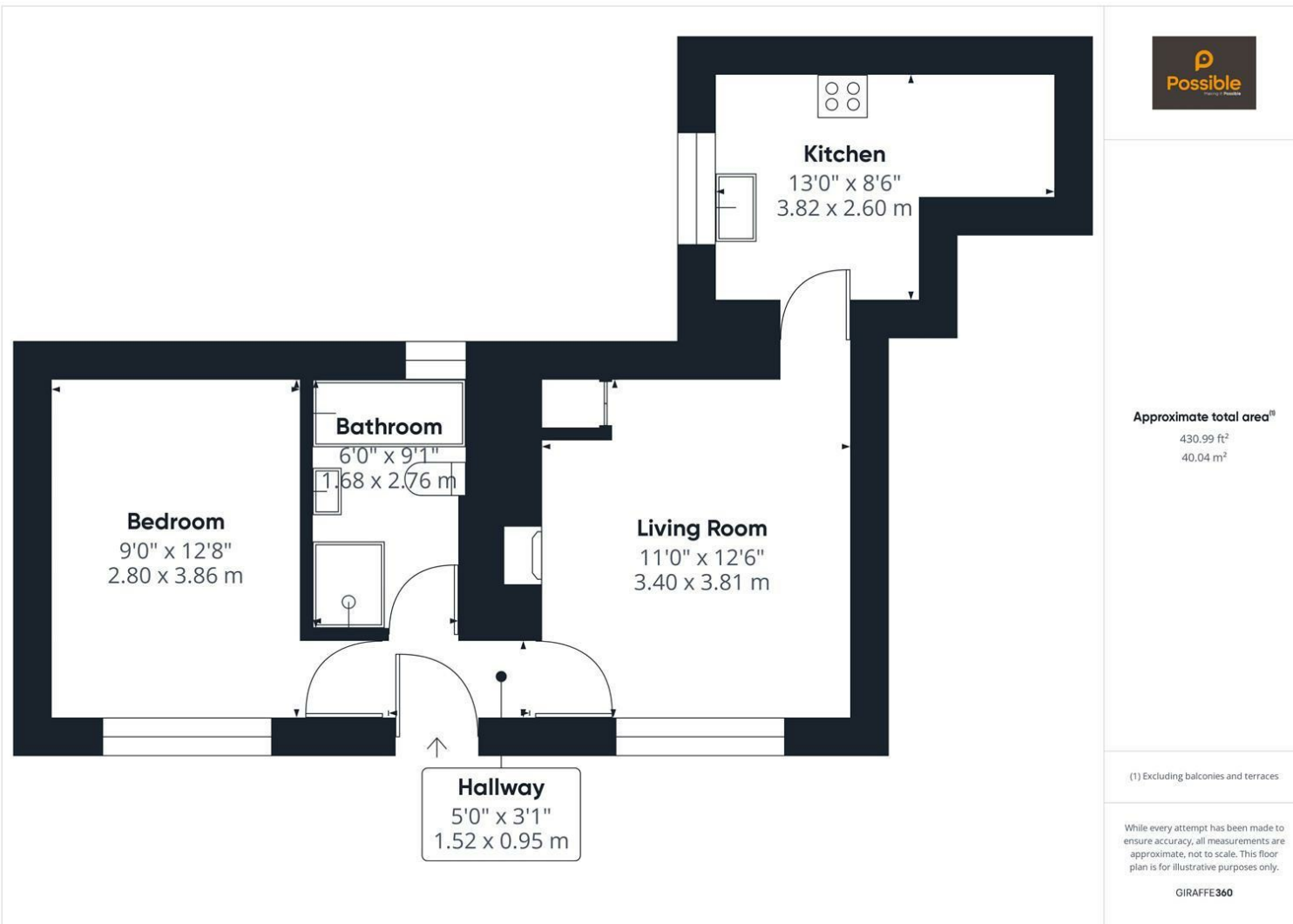


Location

The property enjoys a private and convenient location just outside Perth (approximately 3 miles into the city centre). Excellent travel links are available nearby which lead into the city or onto the A9 dual carriageway for those requiring ready access to destinations across the country. There is a large supermarket nearby as well as pleasant country walks on the doorstep. It sits within the catchment areas of and the highly regarded Ruthvenfield Primary School and the new Bertha Park High School.







Viewing

Please contact our Perth Office on 01738 260 035 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.