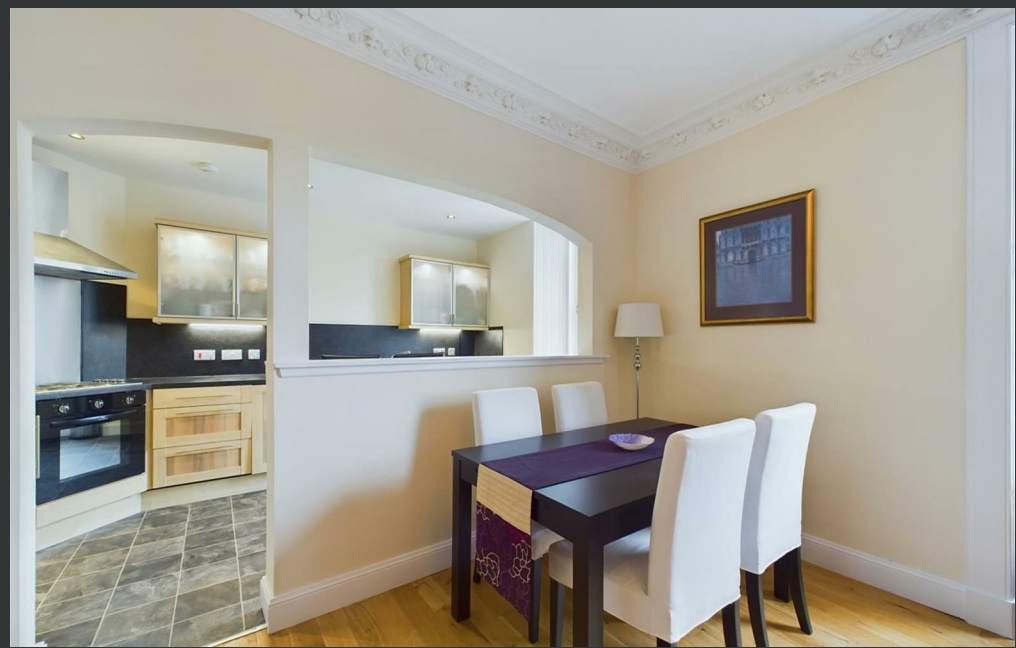




37F Friar Street, Perth, PH2 0EG
Offers over £89,950





37F Friar Street Perth, PH2 OEG

- Immaculate top floor flat
- Wet electric central heating
- Sought-after area
- Pleasant views
- Ample natural light
- One double bedroom
- Double glazing
- Lovely high ceilings
- Communal rear garden
- Easy access to travel links

Welcome to this charming home located within the sought-after Craigie area of Perth. This delightful top floor flat boasts a large open-plan living room/breakfasting kitchen, one double bedroom and a modern bathroom, making it a perfect cosy space for a single individual or a couple.

Upon entering, you'll be greeted by a space presented in excellent condition, with plenty of natural light streaming in through the windows, illuminating the lovely high ceilings. The open-plan living room and kitchen area provide a modern and spacious feel, perfect for entertaining guests or simply relaxing after a long day. Conveniently situated, this property offers easy access to travel links and the city centre, ensuring that you are never far from all the amenities and attractions that Perth has to offer.

Offers over £89,950



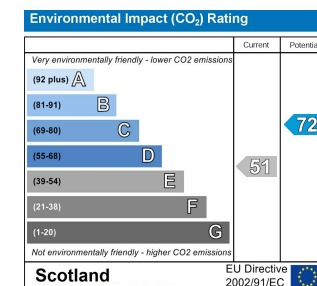
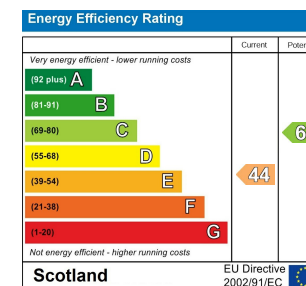
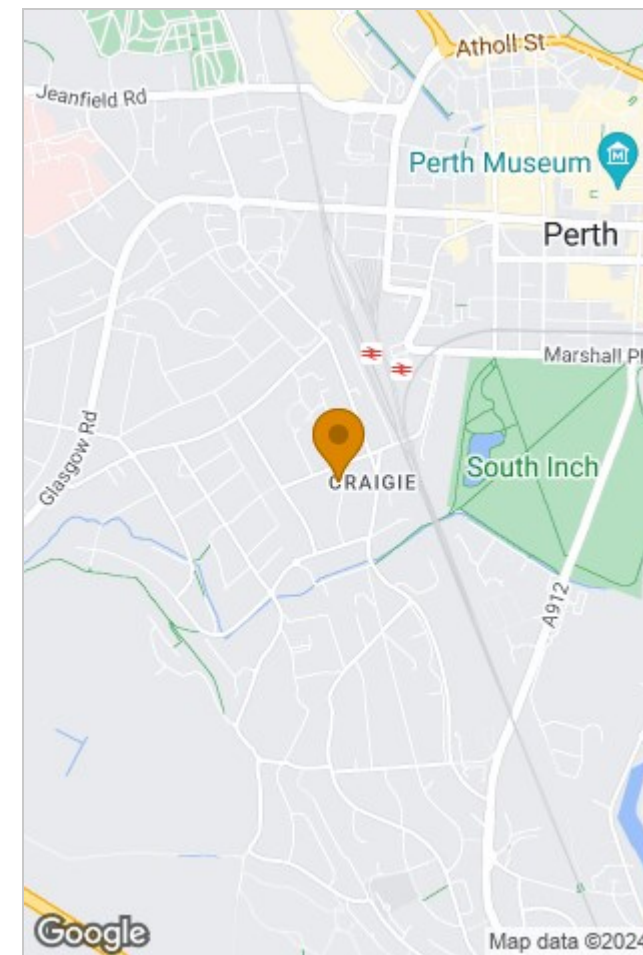
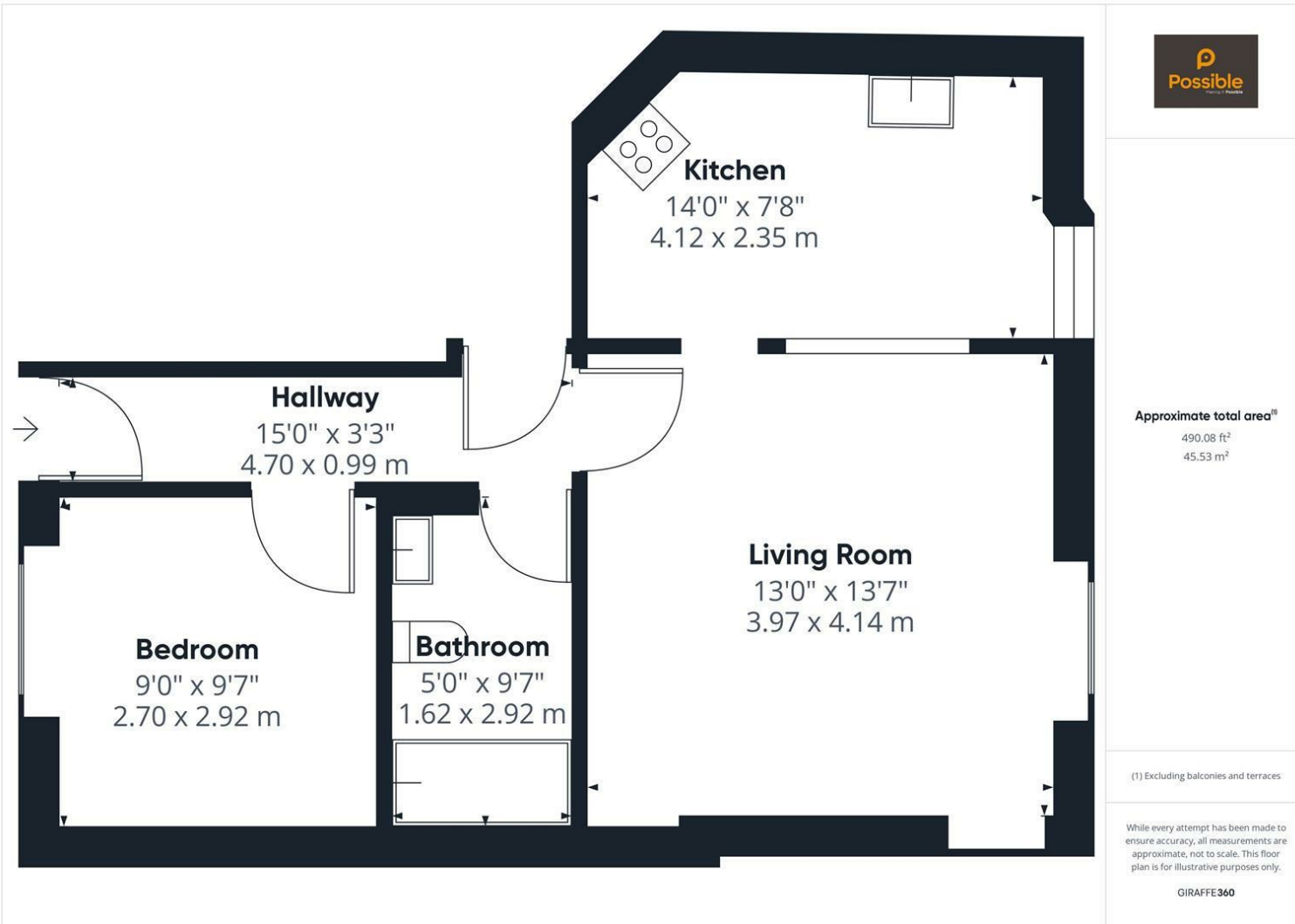


Location

The property is located within the sought-after Craigie area of Perth and in close proximity to a number of nearby amenities including primary schools, a local shop/post office, regular bus service and eateries. Perth city centre, railway station, bus station and the picturesque South Inch Parklands can also be found within walking distance. Easy access can also be gained to the M90 motorway via the nearby Edinburgh Road.







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.