

6 Strathallan Bank Forgardenny, Perthshire, PH2 9FE



3  4  3  C 



6 Strathallan Bank Forgandenny, Perthshire, PH2 9FE

- **Exclusive Location:** Prestigious cul-de-sac
- **Spacious Living:** 4/5 large bedrooms and three bathrooms.
- **Versatile Spaces:** Multiple reception rooms for flexible use.
- **Bright Interior:** Abundant natural light throughout.
- **Immaculate Condition:** Meticulously maintained and move-in ready.
- **Generous Proportions:** Expansive rooms for comfortable living.
- **Ample Storage:** Plenty of built-in storage solutions.
- **Oil Central Heating and Double Glazing**
- **Great Connectivity:** Easy access to travel links.
- **Plentiful parking:** Off-street parking for 4 cars & detached garage

Nestled within the serene and prestigious cul-de-sac of Strathallan Bank, this exceptional James Denholm designed detached home offers the perfect blend of luxury, space, and tranquility. With four generously sized bedrooms, three elegant bathrooms, and multiple versatile reception rooms, this home is ideal for families seeking comfort or those who delight in entertaining.

As you step inside, you are immediately embraced by the flood of natural light that enhances the warm, welcoming ambiance of each room. The meticulous upkeep of this property is evident in every detail, ensuring it's presented in immaculate condition and ready for you to move in and make your own. One of the most striking features of this home is its expansive room proportions, allowing you endless possibilities for personalising your living space. Whether you have an extensive furniture collection or unique décor ideas, there's plenty of space to bring your vision to life. Additionally, the property boasts abundant storage solutions throughout, keeping your home organized and clutter-free. Located in a peaceful and private cul-de-sac, this property offers the ultimate in seclusion, allowing you to unwind and enjoy the quiet surroundings. Despite its tranquil setting, convenience is never compromised, with excellent travel links nearby making commuting effortless, whether for work or leisure. This stunning home offers a rare opportunity to experience the perfect balance of elegance, practicality, and modern living. Don't miss your chance to make this exquisite property your forever home—where style meets convenience in a truly desirable location.





6 Strathallan Bank Forgardenny





6 Strathallan Bank Forgandenny

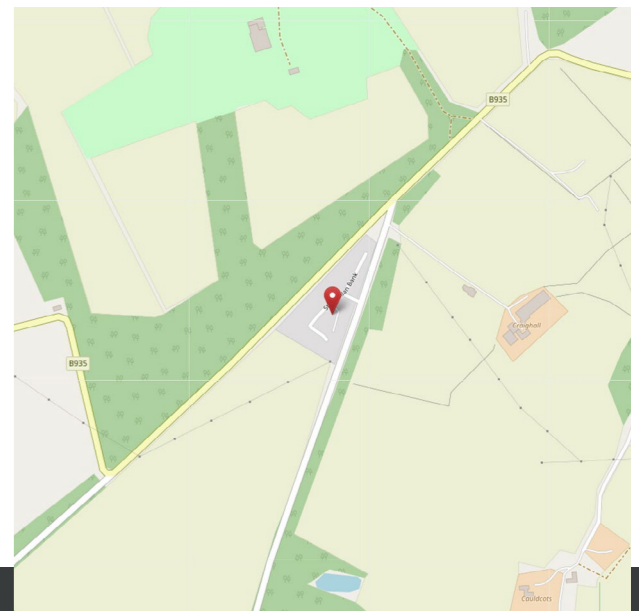


6 Strathallan Bank Forgandenny



LOCATION

Forgandenny is a quaint and picturesque village in the heart of Perthshire, Scotland, known for its serene rural charm and strong sense of community. Surrounded by lush countryside, this village offers a peaceful escape while still being conveniently close to the city of Perth, just a 15-minute drive away. Forgandenny features a historic church, a well-regarded primary school, and easy access to the M90 motorway, connecting residents to Edinburgh, Dundee, and beyond. The nearby railway stations in Perth (7 miles) and at Gleneagles (13 miles) provide excellent travel links, making Forgandenny an ideal location for those seeking a tranquil yet well-connected village lifestyle. . Excellent local private schools include nearby Strathallan (just ½ a mile away) Craigclowan, and Morrison's Academy.



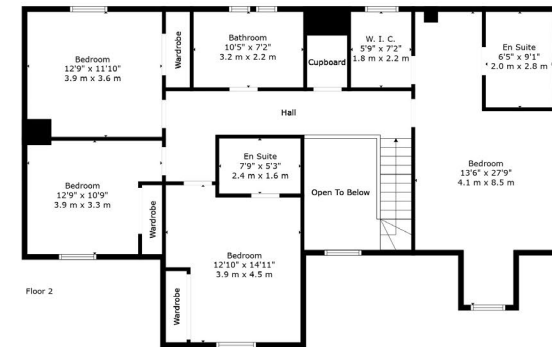


Perth Office
 Inveralmond Business Centre,
 6 Auld Bond Road, Perth, PH1 3FX
 Tel: 01738 260035
 email: hello@wearepossible.co.uk



IMPORTANT NOTE TO PURCHASERS: We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. The services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as guide to prospective buyers only, and are not precise. Floor plans where included are not to scale and accuracy is not guaranteed. If you require clarification or further information on any points, please contact us, especially if you are travelling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller.

All Measurements are Approximate Measurements are approximate. Not to Scale. For Illustrative purposes only.



TOTAL: 2687 sq. ft, 250 m2
 FLOOR 1: 1483 sq. ft, 138 m2, FLOOR 2: 1204 sq. ft, 112 m2
 EXCLUDED AREAS: GARAGE: 221 sq. ft, 21 m2, " ": 353 sq. ft, 33 m2



All Measurements Are Calculated By Cubicasa Technology - Deemed Highly Reliable But Not Guaranteed. Visit Our Website - <https://www.filmworx.co.uk>