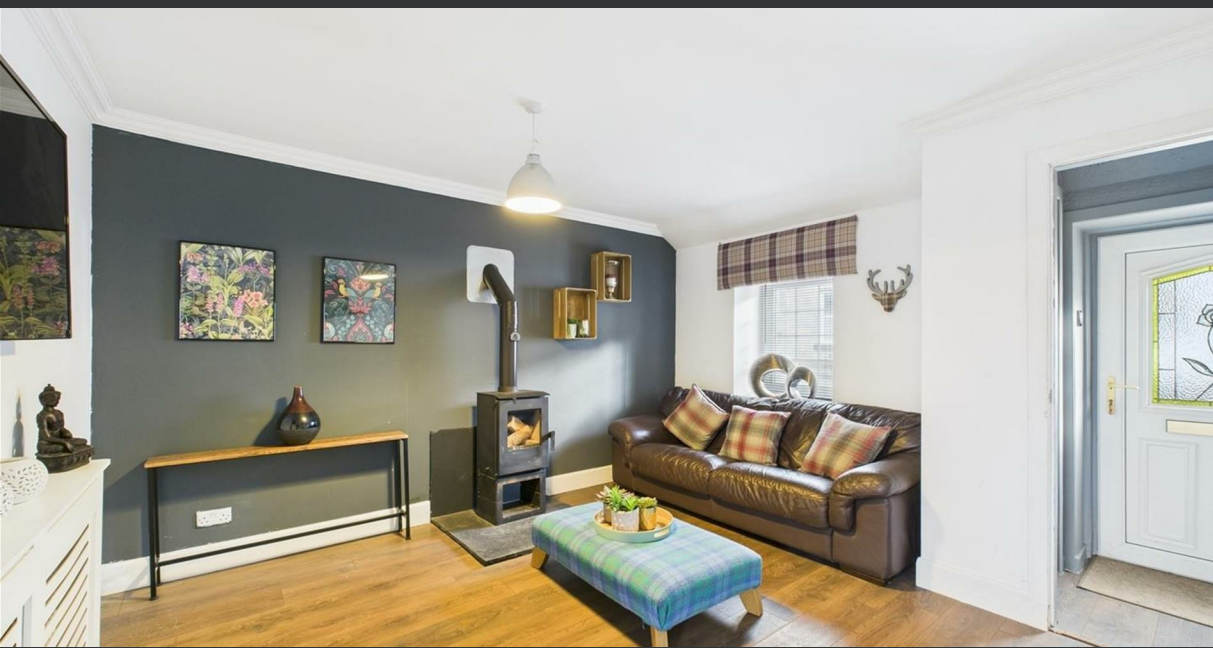




5 North Street, Milnathort, KY13 9YF
Offers over £100,000





5 North Street Milnathort, KY13 9YF

- Charming one-bedroom cottage in Milnathort
- Modern kitchen with stylish finish
- Contemporary shower room with sleek fittings
- Presented in move-in condition
- Excellent transport links via the M90
- Cosy living room with a wood-burning stove
- Spacious double bedroom
- Private courtyard garden, ideal for relaxing
- Close to local shops, cafés, and amenities
- Ideal for first-time buyers, downsizers, or investors

Nestled in the heart of Milnathort, this charming one-bedroom cottage is a delightful blend of character and modern comfort. Beautifully presented in move-in condition, the home features a welcoming living room with a cosy wood-burning stove, perfect for relaxing evenings. The stylish kitchen is well-equipped, offering ample workspace and a contemporary finish. The double bedroom is spacious and inviting, providing a peaceful retreat, while the modern shower room is tastefully designed with sleek fittings. The home has been finished with neutral décor and quality flooring, making it an ideal opportunity for first-time buyers, downsizers, or those seeking a characterful investment property.

Externally, a low-maintenance private courtyard offers a perfect space to unwind, with room for outdoor seating and storage. Conveniently located within walking distance of Milnathort's local shops, cafés, and amenities, this home enjoys easy access to Kinross, Perth, and Edinburgh via the M90.

Offers over £100,000



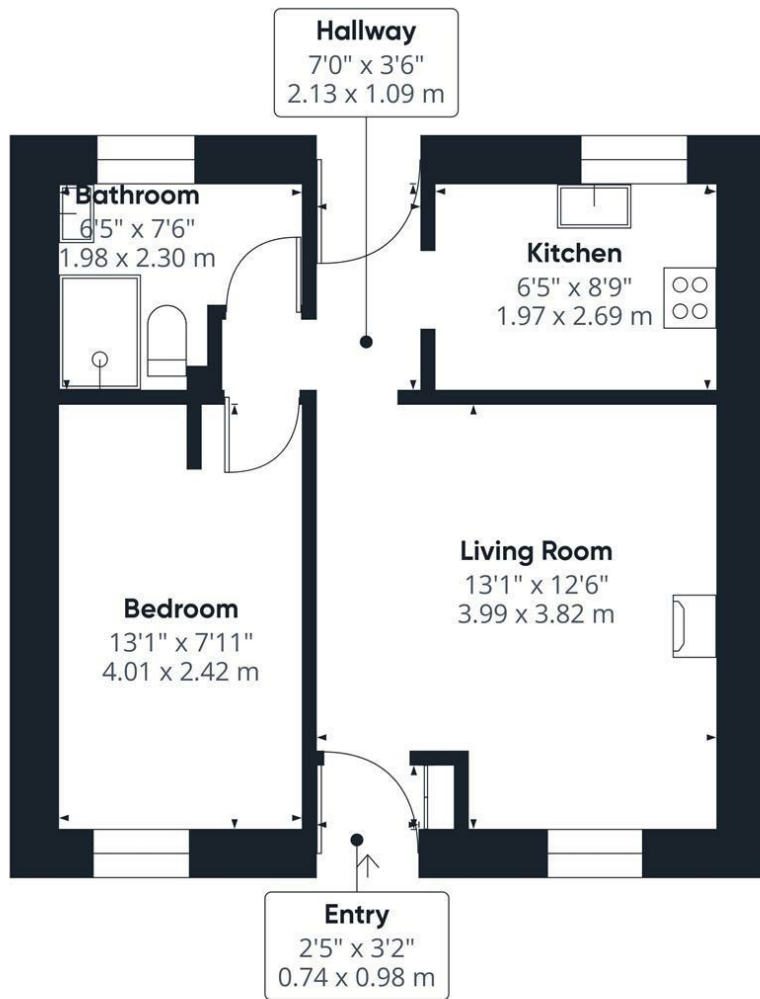


Location

Milnathort is a charming village in Kinross-shire, known for its community atmosphere and excellent transport links. The village boasts a range of local shops, cafés, and essential amenities, while the nearby town of Kinross offers further conveniences, including supermarkets and leisure facilities. Milnathort is ideally positioned for commuters, with easy access to the M90, making Perth, Dunfermline, and Edinburgh all within reach. Outdoor lovers will appreciate the proximity to Loch Leven, a stunning nature reserve with scenic walking and cycling routes. With a balance of village charm and connectivity, Milnathort is a fantastic location for those seeking a peaceful yet well-connected lifestyle.







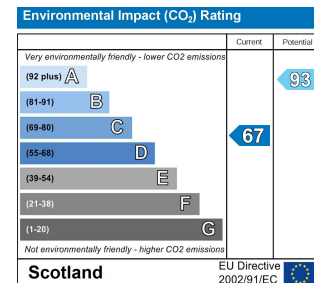
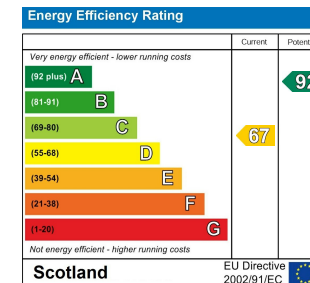
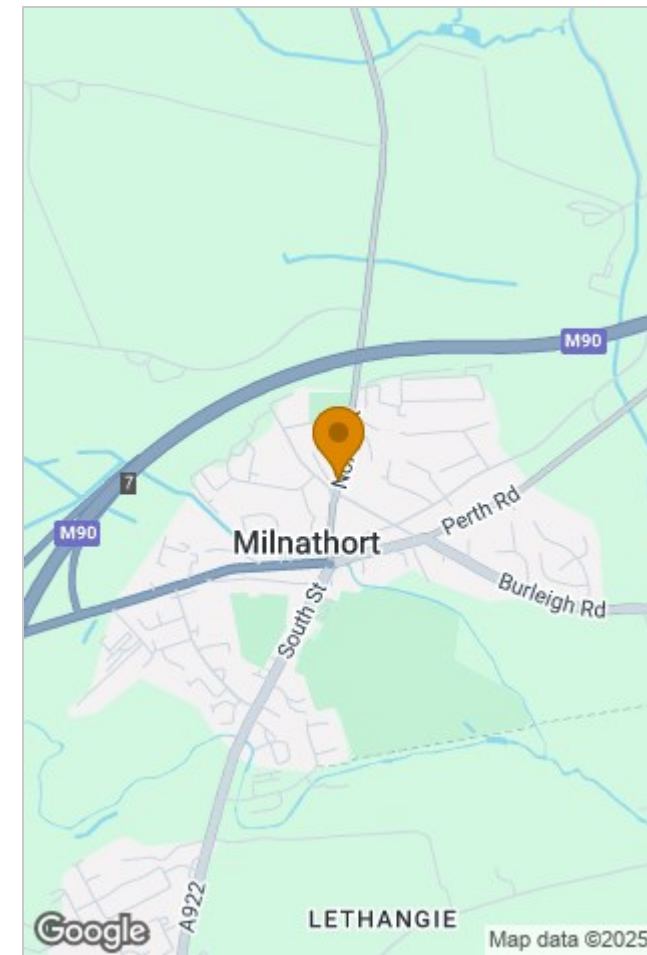
Approximate total area⁽¹⁾
403.1 ft²
37.45 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

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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.