



161 Cedar Drive, Perth, PH1 1RW  
Offers over £179,000

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## 161 Cedar Drive Perth, PH1 1RW

- 2-bedroom semi-detached bungalow
- Fitted kitchen with ample storage
- Generous front garden and private driveway
- Fully enclosed, low-maintenance rear garden
- Located in a quiet, established residential area
- Spacious and bright lounge
- Tiled shower room
- Garage for storage or parking
- Double glazing and electric heating
- Move-in ready with potential to personalise

Located on a peaceful street within one of Perth's most desirable residential areas, this charming 2-bedroom semi-detached bungalow offers low-maintenance living on one level with superb potential. Set on a generous plot, the property features a landscaped front garden and private driveway leading to a garage.

Inside, the spacious lounge is flooded with natural light and finished with modern flooring, while the sleek kitchen offers excellent storage, worktops, and a leafy outlook. The two double bedrooms are well-proportioned with large windows and neutral decor, providing a calming retreat. The shower room is fully tiled with a white suite and corner enclosure. Additional storage is provided via hall cupboards. To the rear, the garden is fully enclosed and thoughtfully tiered, with patio and planting areas ideal for relaxing or pottering. Offering a blend of comfort, practicality and scope for future personalisation, this well-kept home is ideal for downsizers, first-time buyers, or those seeking a peaceful base near the city centre.

Offers over £179,000







## Location

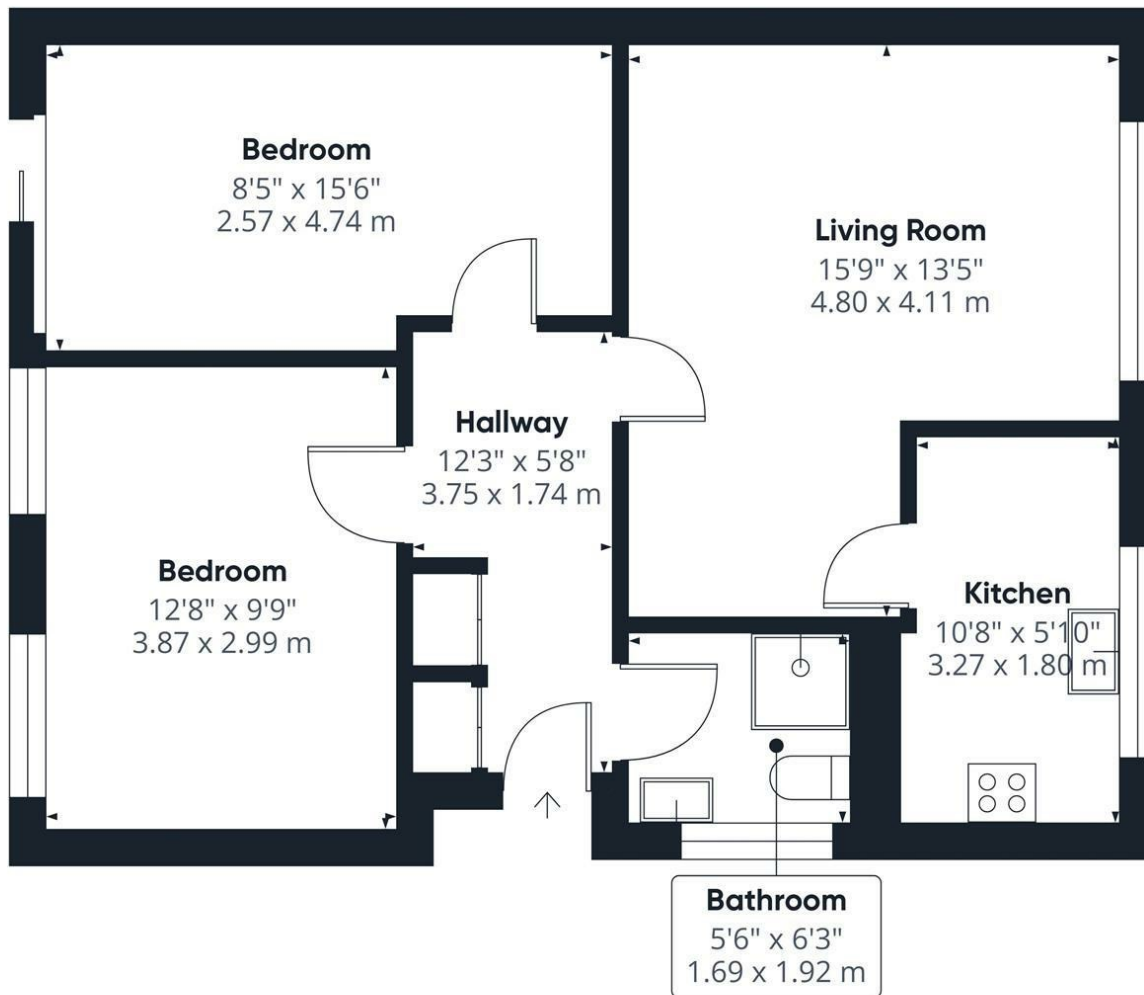
Cedar Drive is set within a peaceful residential pocket of Perth's western outskirts, popular for its quiet streets and excellent local amenities. Residents enjoy nearby shops, parks, and schools, with easy access to the city centre just a short drive or bus ride away. The area is well-served by public transport, making commuting simple, while road links to the A9 and M90 provide direct connections to Dundee, Edinburgh and beyond. Surrounded by green spaces and close to Perth Royal Infirmary, this location blends suburban calm with urban convenience—an ideal spot for a wide range of buyers seeking lifestyle and location.











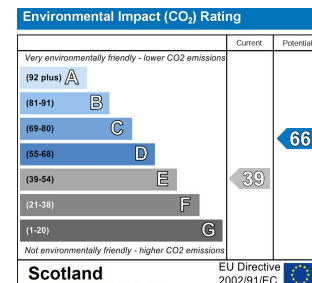
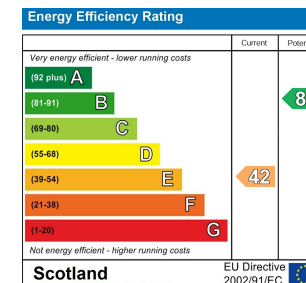
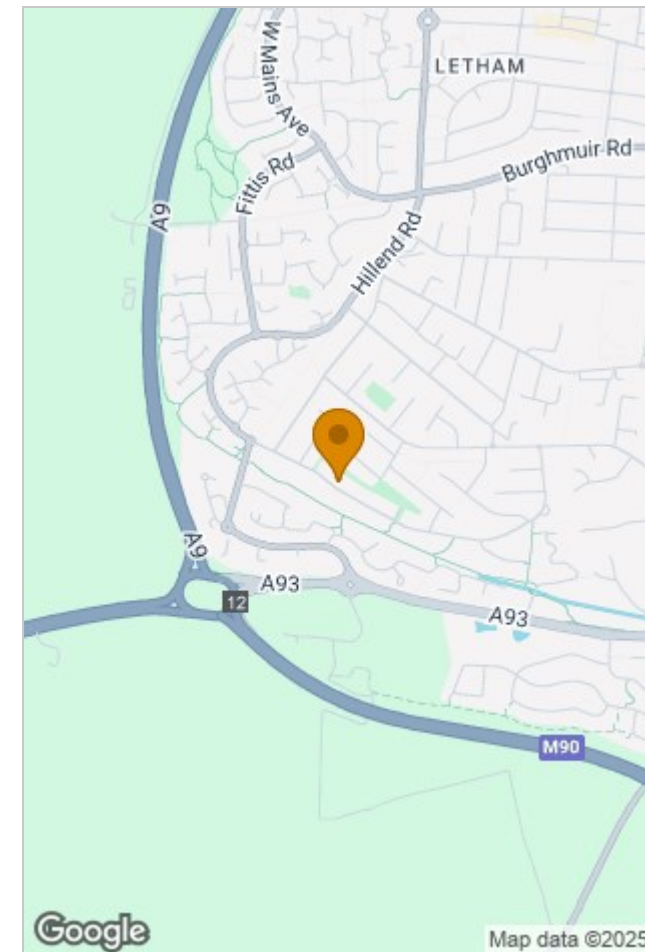
Approximate total area<sup>(1)</sup>  
603 ft<sup>2</sup>  
56.1 m<sup>2</sup>

(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.