



14 Priory Place, Perth, PH2 0DT
Offers over £135,000



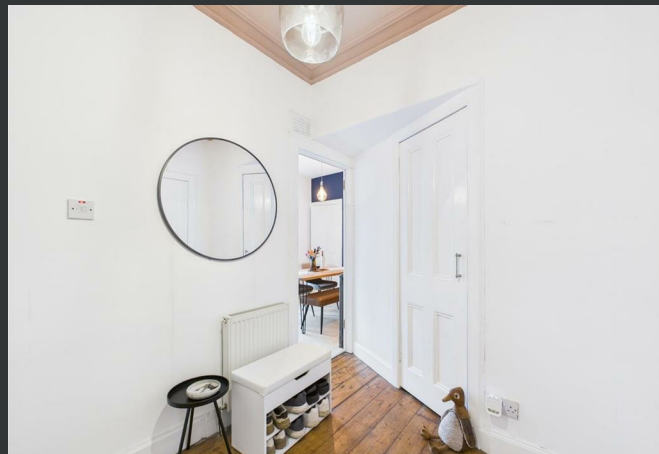
14 Priory Place Perth, PH2 0DT

- Bright and spacious two-bedroom maisonette
- Modern fitted kitchen with wooden worktops
- Two generous double bedrooms
- Private enclosed rear garden
- Beautifully presented throughout
- Elegant lounge with feature fireplace
- Separate dining room with statement décor
- Contemporary bathroom with shower-over-bath
- Gas central heating and double glazing
- Sought-after location close to Perth city centre

Beautifully presented and full of character, 14 Priory Place is a charming and deceptively spacious two-bedroom maisonette set within a desirable Perth location. Combining period features with tasteful modern updates, this home offers bright, flexible living over two floors - perfect for first-time buyers, professionals, or small families.

The ground floor welcomes you with a stylish living room, featuring high ceilings, a traditional fireplace, and large window that flood the room with natural light. The adjoining dining kitchen provides the ideal space for entertaining, complemented by a striking feature wall and bespoke shelving. The kitchen area offers contemporary units, wooden worktops, and integrated appliances, creating a perfect balance between charm and practicality. Completing this floor is a well-proportioned double bedrooms. Upstairs, a large double bedroom with bay window provides a peaceful retreat, decorated with elegance and warmth. The family bathroom features a bath with overhead shower and modern tiling. Externally, the property benefits from a shared drying green and a small privately owned strip offering space for seating. With gas central heating, double glazing, and a stylish interior throughout, this impressive home is ready to move into and enjoy immediately.

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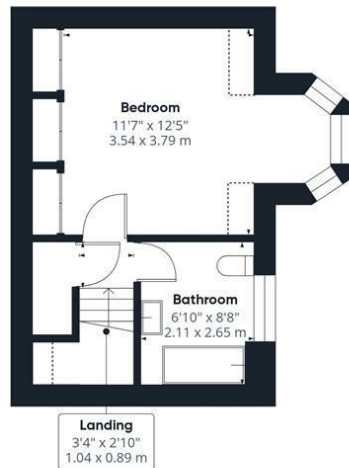
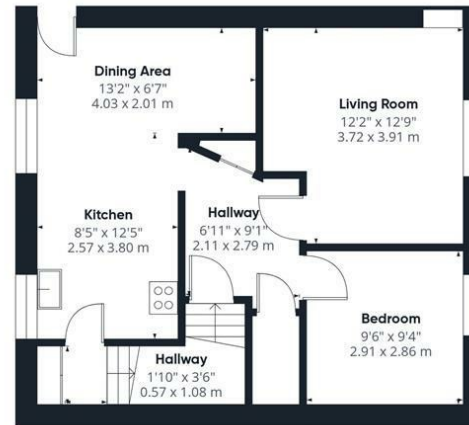
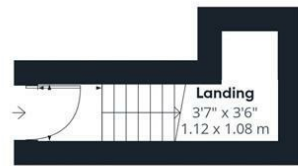


Location

Situated in the ever-popular Priory Place, this home enjoys a convenient position close to Perth city centre. The area offers easy access to local shops, cafés, schools, and parks, as well as excellent public transport links. Perth Train Station and major routes such as the A9 and M90 are nearby, ensuring straightforward commuting across Central Scotland. The property also benefits from nearby leisure facilities, the picturesque South Inch Park, and a strong sense of community. Offering both tranquility and accessibility, this location is ideal for buyers seeking a well-connected yet peaceful place to call home.







Approximate total area⁽¹⁾

866 ft²
80.4 m²

Reduced headroom

10 ft²
0.9 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1,5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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