



**Premier
Properties**
Perth



36B Friar Street, Perth, PH2 0ED Offers Over £72,500



The property is within 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.

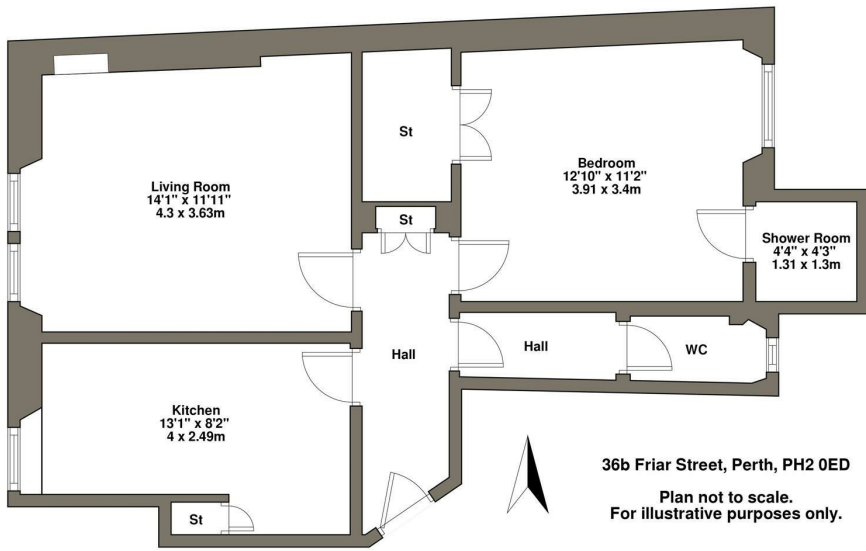
The accommodation comprises; Hallway, Kitchen, Lounge, WC, Bedroom and Shower Room.

Warmth is offered via electric panel heaters and the windows are a combination of double glazed & single glazed sash and case.

Externally, there is free on street parking. The garden area to the front is private. The communal garden to the rear is mainly laid to lawn. There is a storage cupboard belonging to the flat under the stairs along with a terraced store in the garden.

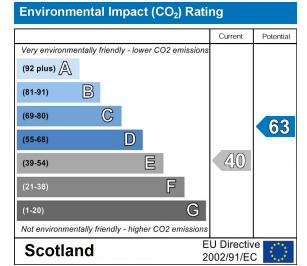
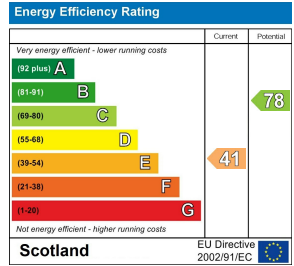
- 1 Bedroom
- Electric Heating
- Great First Time Buy
- Ground Floor
- Close To All Local Amenities
- Garden
- Buy To Let Opportunity





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Plan not to scale.
For illustrative purposes only.



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