



**Premier
Properties**
Perth



34 Cedar Place, Perth, PH1 1RL Offers Over £225,000

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There are a number of local amenities within walking distance including a local convenience store with post office within, primary and secondary schools and regular bus route. Nearby road links give easy access to and from the City Centre and the Broxden roundabout provides access to destinations across the country.

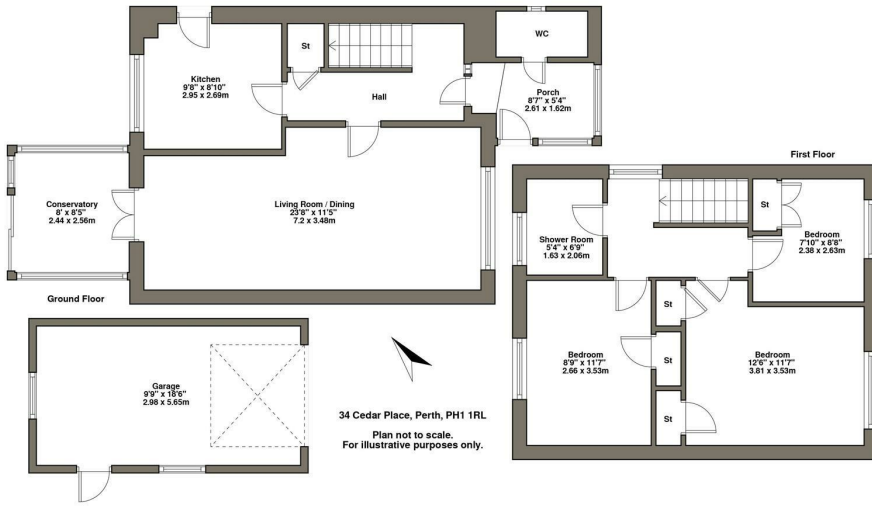
The property would make the ideal family home with spacious accommodation set over 2 levels comprising: Entrance vestibule, W.C. hallway, bright & spacious lounge/dining area which leads to the conservatory, providing access to the garden. Well appointed, fitted kitchen.

FIRST FLOOR :- Landing, three bedrooms offering storage space & shower room.

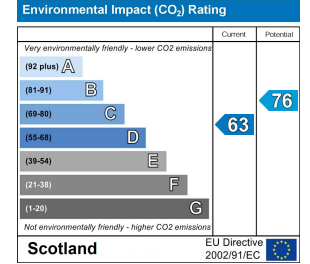
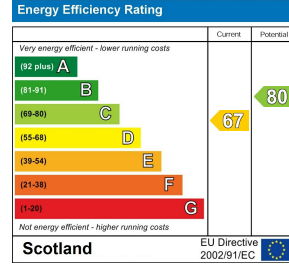
Externally, there is a driveway providing ample space for off street parking, leading to the single garage. There are garden grounds to the front, side & rear of the property. The enclosed rear garden offers a secluded space, ideal for relaxing and enjoying the finer weather.

- Sought after location
- 3 bedroom detached villa
- Double glazing
- Driveway providing off street parking
- Sizeable garden grounds
- Gas central heating





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 Plan not to scale.
 For illustrative purposes only.



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