



**Premier
Properties**
Perth



108a Scott Street, Perth, PH2 8LU

Offers Over £145,000

 3  1  1  D

The accommodation features a welcoming entrance hallway, a bright and spacious lounge, and a stylish modern kitchen complete with integrated appliances and ample space for a dining table and chairs. The property also offers three well-proportioned bedrooms and a newly fitted, contemporary family bathroom.

Additional benefits include gas central heating with a newly installed system, double glazing throughout, and ample on-street parking.

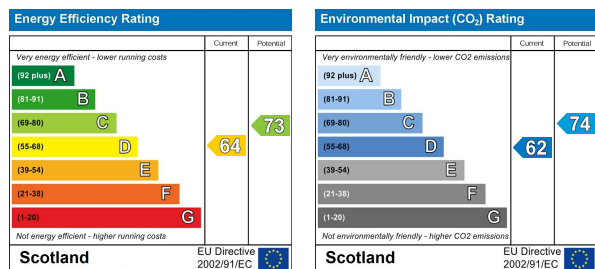
This fantastic home presents an excellent opportunity for first-time buyers or investors alike. Early viewing is highly recommended.

Location- The property has enviable location to all city centre amenities Perth has to offer including a variety of shops, bars, restaurants, supermarkets, leisure facilities, train and bus stations, all just a short walk away. Travel links are easily accessible to Dundee, Edinburgh, Glasgow and Stirling, making this a fantastic property for the commuter.

- Attractive Views
- Buy To Let Opportunity
- Charming Features
- Close To All Local Amenities
- Double Glazing
- Nearby Parking Available

108a Scott Street, Perth, PH1 8LU

GROSS INTERNAL AREA
FLOOR PLAN 77.3 m² (832 sq.ft.)
TOTAL : 77.3 m² (832 sq.ft.)
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

45 King Street, Perth, PH2 8JB
T. 01738 44 22 55 | E. sales@premierpropertiesperth.co.uk
www.premierpropertiesperth.co.uk