



**Premier
Properties**
Perth



6F Tulloch Road, Perth, PH1 2SN

Offers Over £27,000

 2  1  1  B

This move in condition flat comprises an entrance hall, spacious lounge, kitchen/breakfasting room, two double bedroom and bathroom.

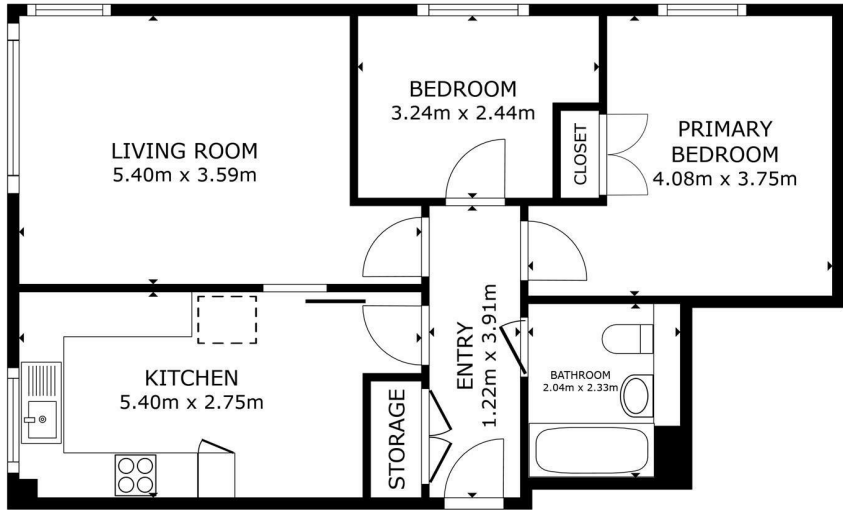
Heating is provided via gas central heating and the windows are fully double glazed throughout.

Externally there is allocated parking and communal garden grounds to the rear.

EPC - B

- 2 Bedrooms
- Allocated Parking
- Double Glazing
- Gas Central Heating
- Move In Condition
- Shared Garden





GROSS INTERNAL AREA
FLOOR PLAN 64.3 m²
TOTAL : 64.3 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY

Matterport



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	85	85

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
Scotland	89	89



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.