



Premier
Properties
Perth



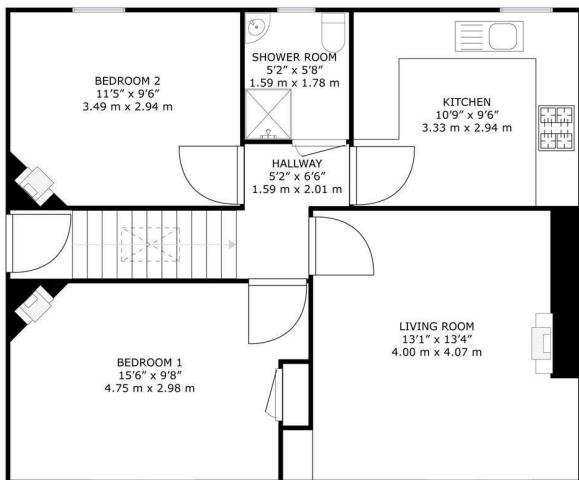
1B Cromlix Road, Perth, PH2 8DB

Offers Over £120,000

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- Spacious 2-bedroom flat
- First floor apartment
- Gas central heating
- Double glazed windows
- Private rear garden
- Shared drying green
- Located in Perth
- Popular residential area
- Ideal for various buyers
- Viewing recommended



1B, Cromlix Road Perth, PH2 8DB

GROSS INTERNAL AREA
TOTAL: 593 sq.ft, 55.1 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating					
Very energy efficient - lower running costs		Current	Potential	Very environmentally friendly - lower CO ₂ emissions		Current	Potential
(92 plus)	A			(92 plus)	A		
(81-91)	B			(81-91)	B		
(69-80)	C			(69-80)	C		
(55-68)	D			(55-68)	D		
(39-54)	E			(39-54)	E		
(21-38)	F			(21-38)	F		
(1-20)	G			(1-20)	G		
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions					
Scotland		EU Directive 2002/91/EC		Scotland		EU Directive 2002/91/EC	



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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