



**HARMONY HOMES**  
ESTATE AGENCY



4 West Inchmichael Farm Cottage , Errol, PH2 7RS

Offers over £170,000



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# 4 West Inchmichael Farm Cottage

Errol, PH2 7RS

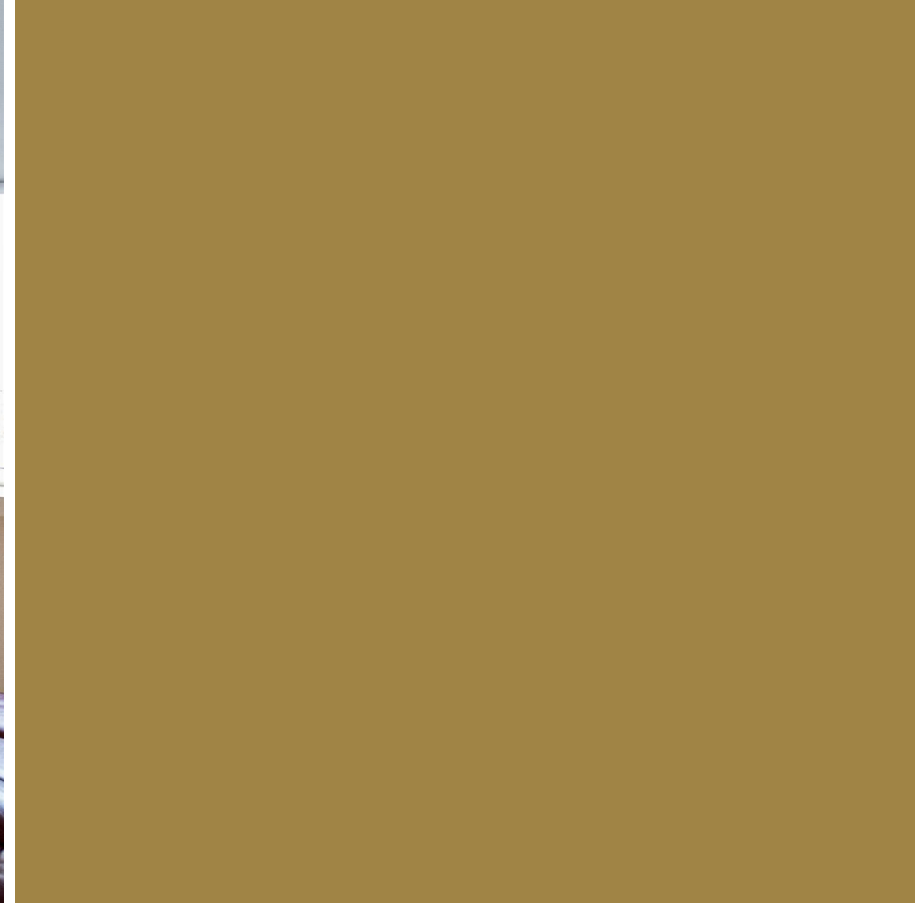
Nestled just outside the charming village of Rait, this stunningly upgraded semi-detached cottage offers a perfect blend of traditional charm and modern convenience. The property boasts 1 reception room, 2 bedrooms, 1 bathroom and a stunning kitchen spread across 700 sq ft of living space, ideal for a small family or those seeking a cosy retreat.

Built in 1960, this cottage exudes character while also providing all the modern comforts you could desire. The fully enclosed private garden is a delightful spot to bask in the sun and enjoy the breathtaking views across the fields and over to the hills beyond. Imagine unwinding in this serene setting as the sun sets on the horizon.

Conveniently located, this property offers excellent commuting options, with Dundee and Perth just a short 10-minute drive away. Parking is a breeze with space for 3/4 vehicles, making coming home a stress-free experience.

If you've been dreaming of a traditional cottage with all the mod cons, look no further. This property is the perfect blend of old-world charm and contemporary living. Don't miss out on the opportunity to make this picturesque cottage your new home.



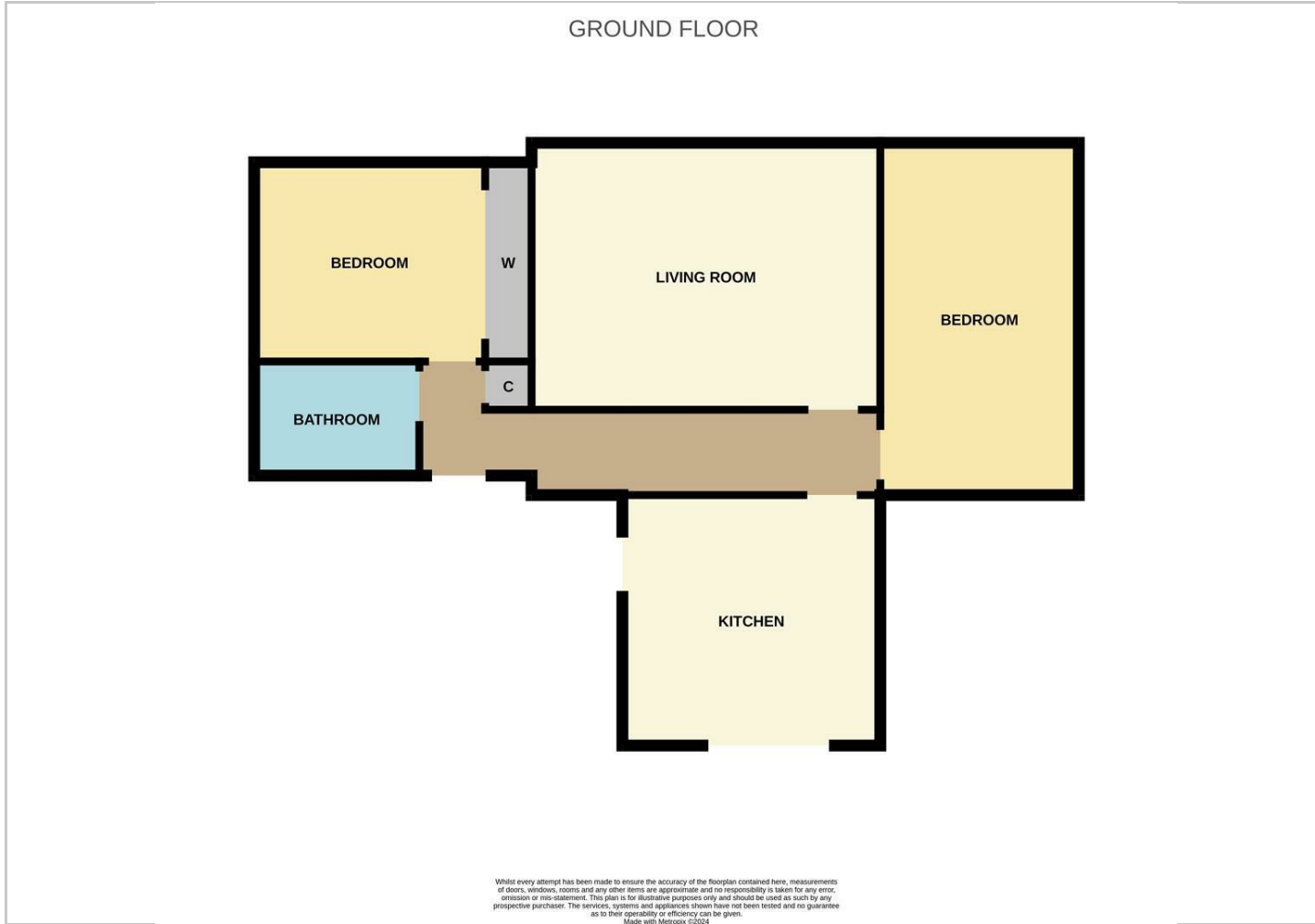


## Directions

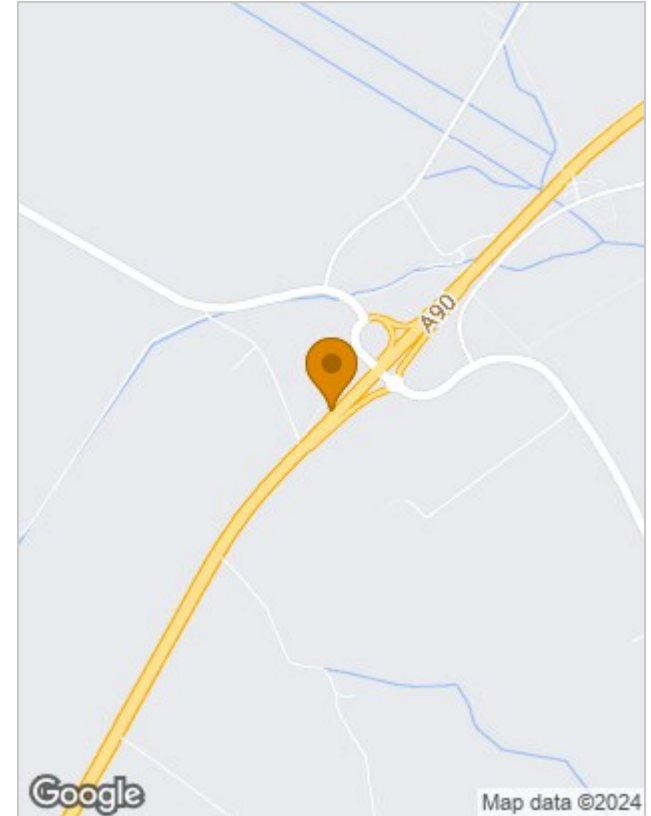




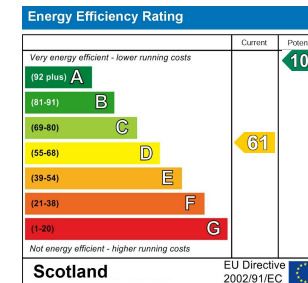
## Floor Plans



## Location Map



## Energy Performance Graph



## Viewing

Please contact our Harmony Homes Office on 01382 819155 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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