



**61 James Murray Apartments Muirhall Road, Perth**  
**PH2 7FP**

**Offers over £180,000**

This beautifully refurbished two-bedroom, upper floor apartment at James Murray Apartments, Muirhall Road, Perth, offers modern, stylish living in a highly desirable location. Renovated to an exceptional standard, the property boasts a fresh, contemporary finish throughout, making it an ideal home for first-time buyers, professionals, or investors looking for a turnkey opportunity.

The spacious open-plan living area is flooded with natural light, creating a bright and airy atmosphere. The newly fitted kitchen features sleek cabinetry, high-quality worktops, and quality appliances, providing both style and practicality. The two well-proportioned bedrooms offer comfortable living space. The stunning, fully renovated bathroom is finished with elegant tiling, a modern suite, and high-end fixtures.

Additional features include secure entry for peace of mind, residential parking, and well-maintained communal areas. Situated in a sought-after residential development, the apartment is conveniently located close to local shops, amenities, and public transport links, with easy access to Perth city centre. Offering a perfect blend of modern comfort and convenience, this newly upgraded apartment is a must-see for those seeking contemporary living in a fantastic location.

### **Open-plan Lounge with Kitchen**

9'4" x 25'11" (2.86 x 7.92)

### **Bedroom One (Section One)**

12'8" x 6'0" (3.87 x 1.84)

### **Bedroom One (Section Two)**

9'3" x 7'6" (2.84 x 2.30)

### **Bedroom Two**

9'4" x 7'7" (2.87 x 2.33)

### **Family Bathroom**

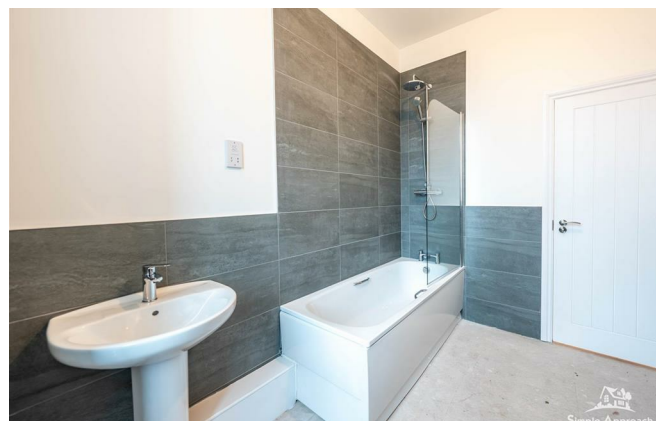
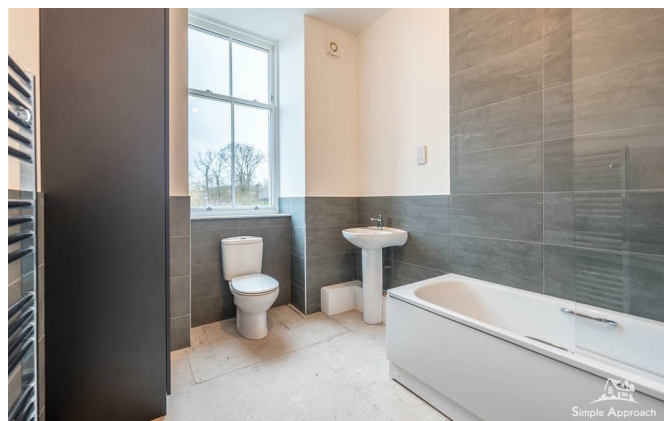
10'4" x 7'5" (3.17 x 2.28)

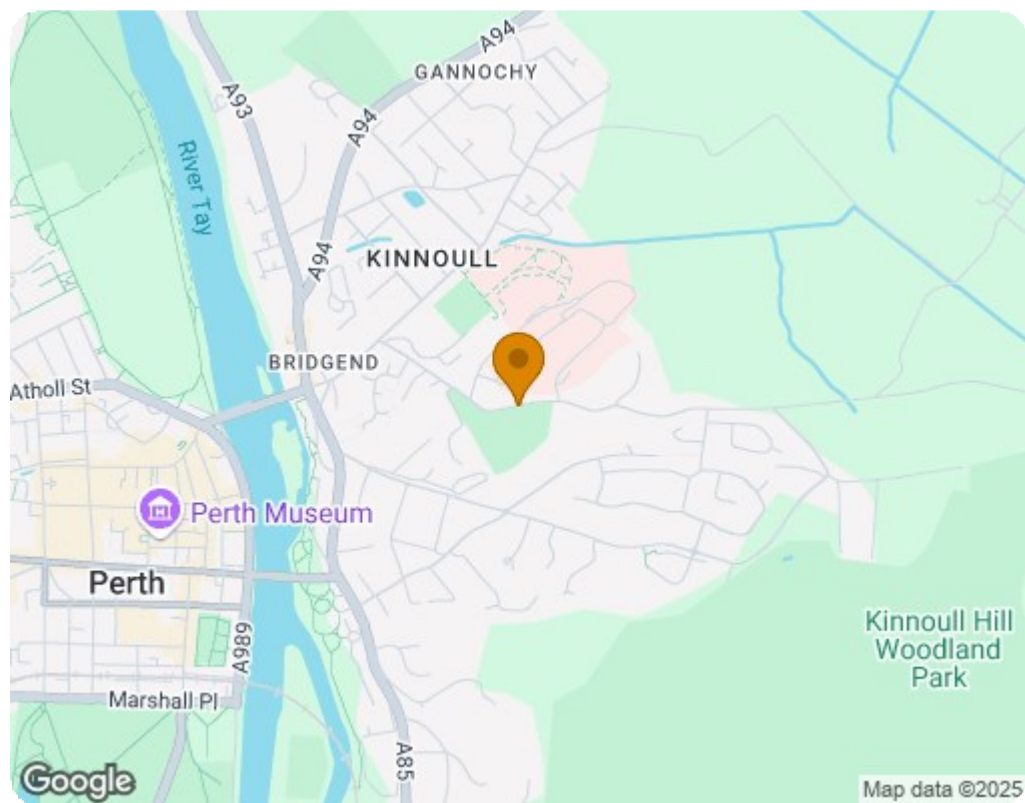







- Newly Refurbished Apartment
- Two Bedrooms, Upper Floor
- Modern Fitted Kitchen
- Stylish Bathroom
- Residential Parking
- Highly Sought After Location





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		EU Directive 2002/91/EC 
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> 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 <sub>2</sub> emissions		
Scotland		EU Directive 2002/91/EC 