Premier Properties
Perth



Cicely Cottage 7 Station Road, Perth, PH1 3QF

Fixed Asking Price £185,000

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Upon entering the home, you will find a bright and spacious living room with feature fireplace, the perfect space for relaxing or entertaining guests. This leads through to the modern, dining kitchen & utility room offering ample storage space and access to the garden. You will also find a bedroom/office with a fitted wardrobe on this level.

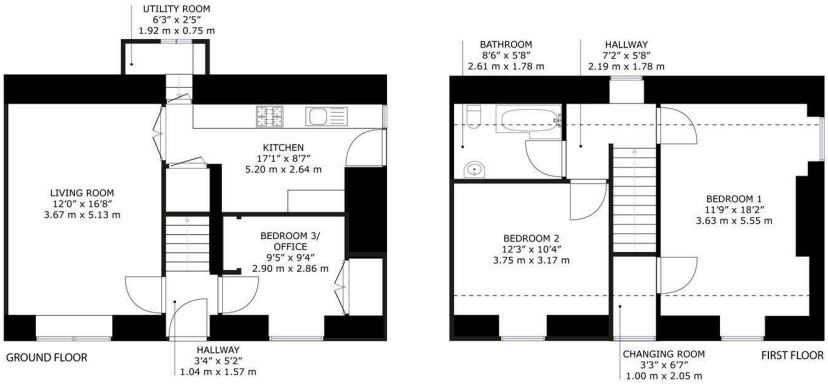
On the upper floor, there are two further generously sized double bedrooms. The family bathroom completes the accommodation making it ideal for families or those seeking additional space.

Gas central heating and double glazing ensure warmth & comfort throughout.

Externally, there is fully enclosed garden ground to the side of the property, offering a peaceful retreat to enjoy the finer weather. Viewing is recommended to fully appreciate what this family home has to offer.

Methven offers a selection of local amenities, while the nearby city of Perth provides a wider range of shopping, dining, and leisure facilities—all just a short drive away.
This is an ideal opportunity to acquire a spacious and well-appointed home in a desirable village location.

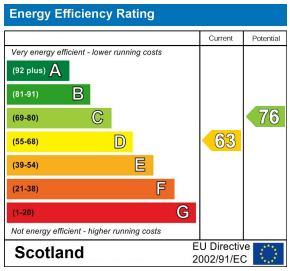
- Three Bedrooms
- Gas Central Heating
- Double Glazing
- Sought-after location
- Close to local amenities
- Garden
- Ideal for families
- Easy access to Perth

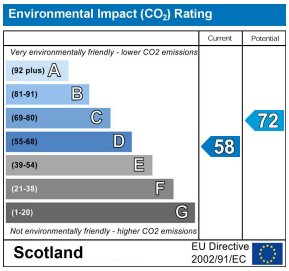




7, Station Road Methven, Perth, PH1 3QF

GROSS INTERNAL AREA
GROUND FLOOR : 475 sq. ft,44.1 m2, FIRST FLOOR : 435 sq. ft,40.4 m2
TOTAL: 910 sq. ft,84.5 m2
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

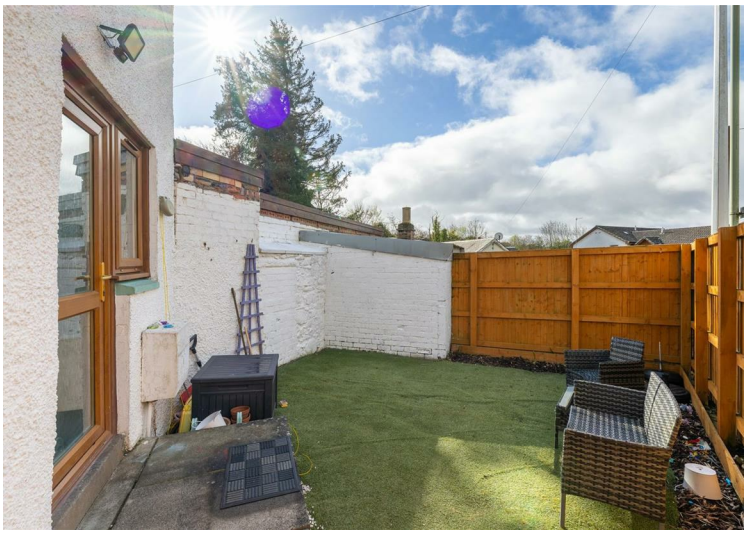












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