

5/3 HILL STREET  
CRIEFF, PH7 3BU



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Irving Geddes are delighted to offer for sale this well presented two bedroom third/top floor flat enjoying a central allocation in the popular town of Crieff. Sharing access with only two other apartments, the flat enjoys a superb south-west facing outlook, and is a blank canvas upon which a buyer can place their own stamp.

The layout comprises HALLWAY, LOUNGE with storage cupboard, KITCHEN, SHOWER ROOM & TWO BEDROOMS, both with built-in cupboards. In addition, there are two storage cupboards within the stairwell.

An ideal first step onto the property ladder but also likely to have broad appeal. A property in move-in condition, enjoying an excellent location in one of Perthshire's most popular towns.

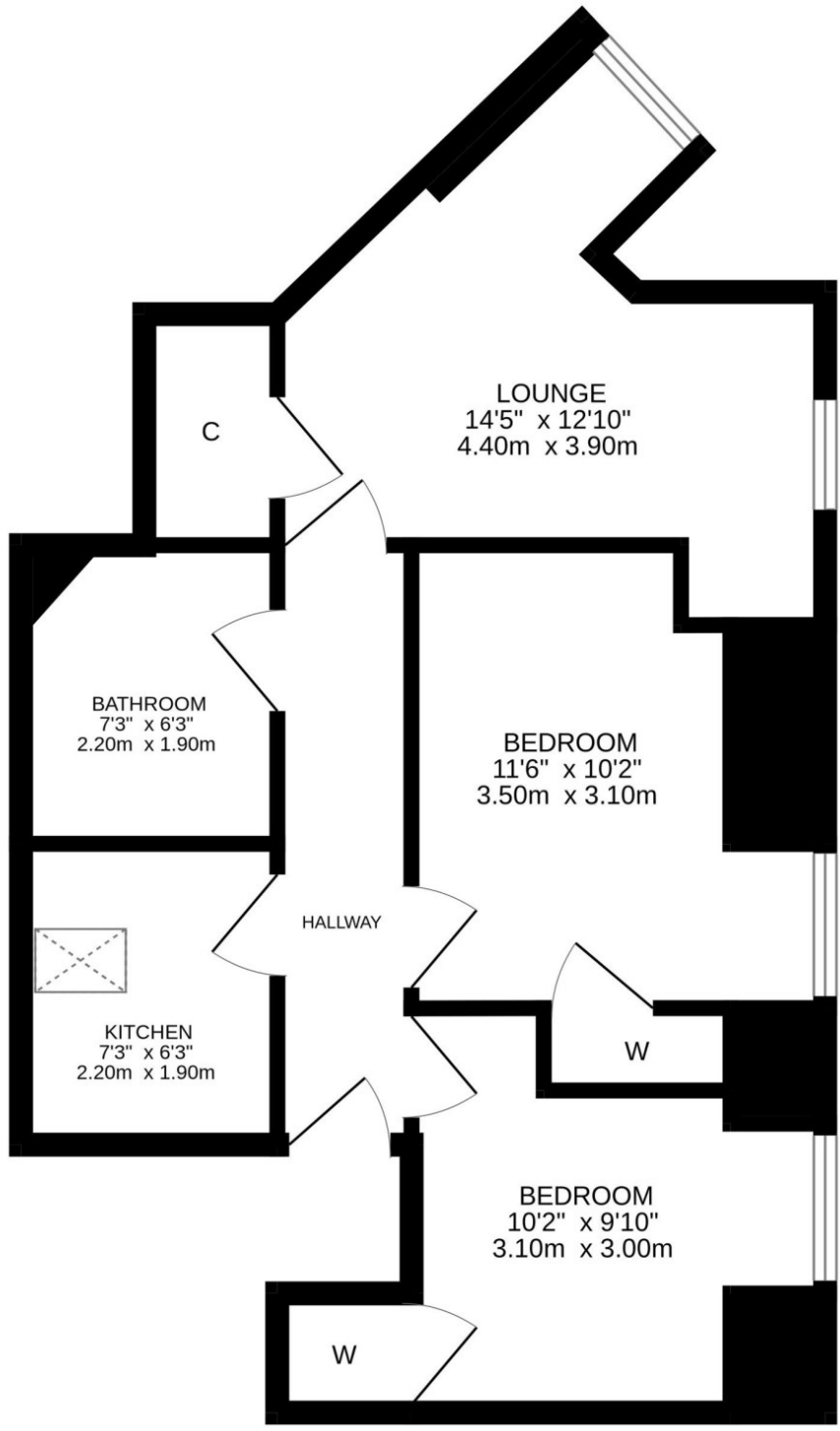
**Video Walkthrough** <https://my.matterport.com/show/?m=in6h5aL3NyW>

**Energy Performance** Rated 'F'                      **Council Tax** Band 'B'

**Viewing** Strictly by appointment through Irving Geddes - 01764 653771.







These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate only.