



Cloandene, Perth, PH2 9ET Offers Over £379,950



The accommodation is set over two levels and offers well-proportioned and flexible living space throughout. The ground floor comprises a welcoming entrance hall, a bright living room with a feature fireplace, a modern open-plan kitchen/dining area, a versatile fourth bedroom or study, and a convenient W.C.

Upstairs, you will find three further spacious bedrooms, all benefiting from excellent storage solutions. A dedicated dressing room adds to the practicality of the upper level, along with a well-appointed family bathroom that completes the accommodation.

The property is set on a generous plot, offering peaceful and private living. Ample parking is available via a large driveway with space for multiple vehicles. The surrounding garden grounds are mainly laid to lawn, providing a spacious and versatile outdoor area ideal for family life or entertaining.

- 4 spacious bedrooms
- Located in Forgandenny
- Ideal family home
- Close to local amenities
- Easy access to transport
- Charming village setting
- Viewing highly recommended
- Perfect for entertaining
- Sizeable plot



Map data ©2026

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	29	50
(1-20)	G		
Not energy efficient - higher running costs			
Scotland		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	41	57
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
Scotland		EU Directive 2002/91/EC	



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