

5 ALLIGAN CRESCENT
CRIEFF, PH7 3JT

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A well-proportioned two bedroom semi-detached villa with private parking and gardens, located in a popular established residential area of Crieff. No.5 boasts good sized private gardens to the front & rear, off-street parking, gas central heating and double glazing. The layout is set over two floors and comprises on the ground floor; ENTRANCE PORCH with stairs to upper floor, large LOUNGE, KITCHEN overlooking the rear, with under-stairs storage, and REAR PORCH with door to garden and further storage area. There are TWO DOUBLE BEDROOMS and BATHROOM on the upper floor. The master benefits from a DRESSING ROOM/STUDY off.

There is private driveway to the side of the property and the front garden is laid to lawn. The fully enclosed rear enjoys a lovely open aspect over a large green space, & has a paved patio, timber deck, area of lawn and timber sheds.

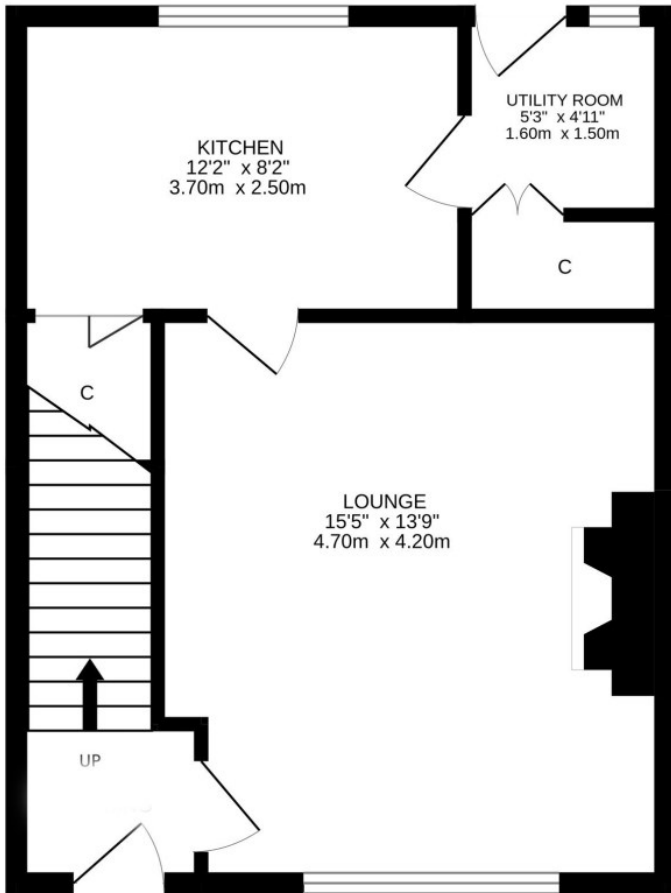
An ideal first time buy but also likely to have broader appeal, enjoying a popular location only a 10minuite walk to the town centre & community campus.



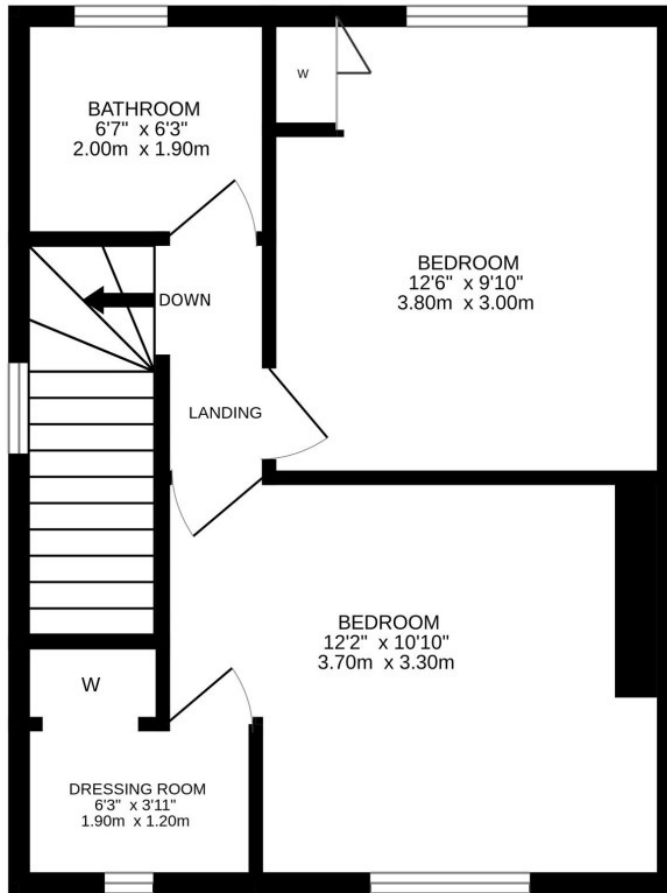




GROUND FLOOR



1ST FLOOR



Video Walkthrough <https://my.matterport.com/show/?m=hB8XYfkto2B>

Energy Performance Rated 'D' Council Tax Band 'B'

Viewing Strictly by appointment through Irving Geddes - 01764 653771.

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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.