

57 SOUTH INCH PARK

PERTH, PH2 8BU



GILSONGRAY

“ WELCOME TO 57 SOUTH INCH PARK, PERTH

Gilson Gray are delighted to present to the market a well-presented two bedroom semi-detached villa situated in a highly desirable residential location. This ideal home offers an excellent opportunity for a range of purchasers including first-time buyers, young families and those looking to downsize. The property enjoys a convenient position within easy reach of Perth city centre, local amenities, reputable schooling and excellent transport links, while benefiting from the extensive green space and recreational facilities available within South Inch Park.

The property is bright, welcoming and has well proportioned accommodation throughout. The accommodation features a spacious lounge, kitchen / dining room, shower room and two well proportioned bedrooms. The property has been maintained to a high standard and benefits from gas-fired central heating and double glazing, ensuring comfort and energy efficiency throughout the year.

Externally, the villa enjoys private garden grounds, providing an ideal space for outdoor relaxation, gardening or family enjoyment.

Combining comfortable accommodation with an enviable location close to one of Perth's most attractive parklands, this is a superb home offering the perfect balance of convenience, lifestyle and value. Early viewing is highly recommended to fully appreciate all that this excellent property.



YOUR NEXT CHAPTER STARTS HERE



1 Reception Room



2 Bedrooms



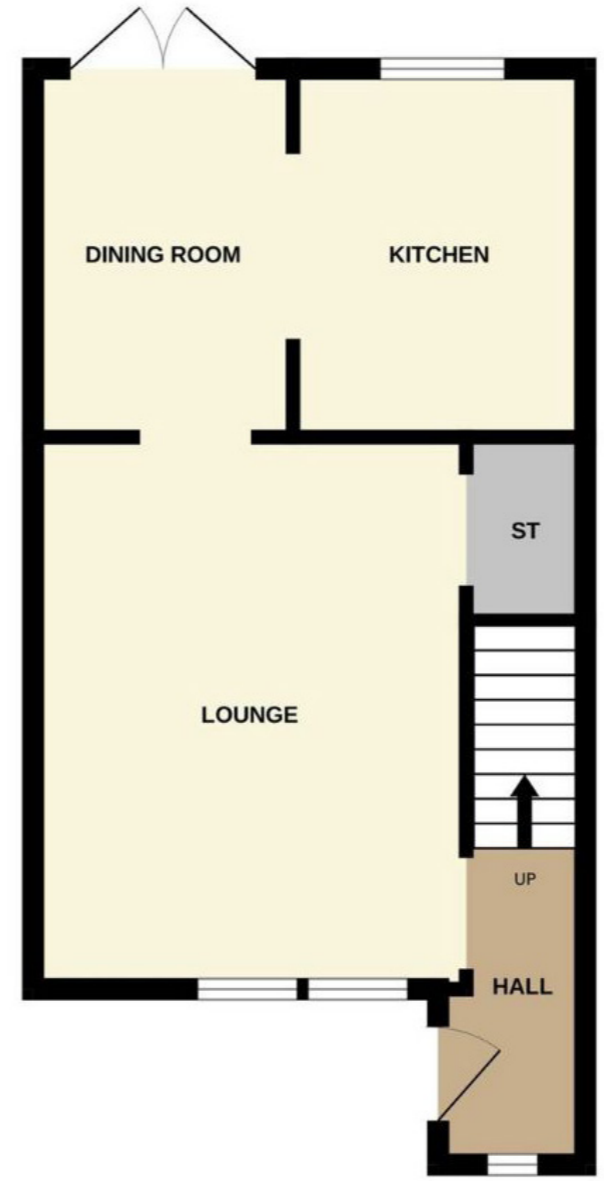
1 Bathroom



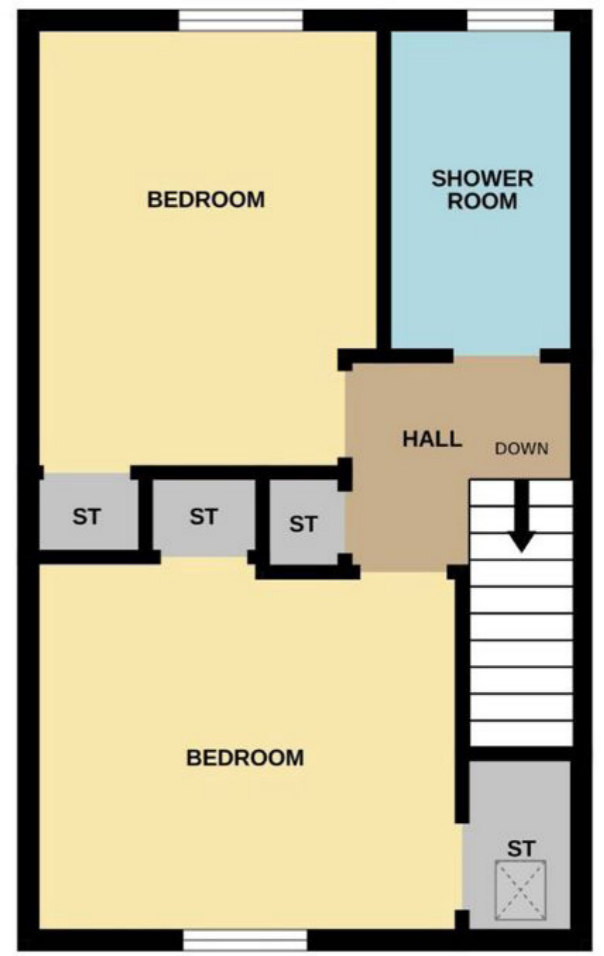
Private Parking



GROUND FLOOR



FIRST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is illustrative only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee of their operability or efficiency can be given. Made with Metropix©2026













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EAST LOTHIAN 33 Westgate, EH39 4AG 01620 893 481
ABERDEEN Blenheim Gate, Blenheim Place, 01224 011 700



These particulars were prepared on the basis of our own knowledge of the local area and, in respect of the property itself, information supplied to us by our clients; all reasonable steps were taken at the time of preparing these particulars to ensure that all details contained in them were accurate. All statements contained in the particulars are for information only and all parties should not rely upon them as statements or representations of fact. In particular, (a) descriptions, measurements and dimensions, which may be quoted in these particulars are approximate only and (b) all references to conditions, planning permission, services, usage, constructions, fixtures and fittings and movable items contained in the property are for guidance only. Our clients may instruct us to set a closing date for offers at short notice and therefore if you wish to pursue interest in this property, you should immediately instruct your solicitor to note interest with us. Our clients reserve the right to conclude a bargain for the sale of the above subjects or any part thereof ahead of a notified closing date and will not be obliged to accept either the highest or indeed any offer for the above subjects or any part thereof. All measurements have been taken using a sonic tape and cannot be regarded as guaranteed given the limitations of the device. Services and/or appliances referred to in these particulars have not been tested and no warranty is given that they are in full working order..