Burnbrae Spittalfield Perth, PH1 4JU

Possible
Making it Possible



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- Impressive five-bedroom detached home
- Beautiful countryside views
- Magnificent double-height reception hallway
- Spacious living room with feature fireplace
- Contemporary kitchen with central island
- Versatile ground-floor bedroom/snug
- Main bedroom with en-suite shower room
- Dedicated first-floor home office
- Extensive gardens with elevated decking
- Generous driveway and detached double garage

Enjoying a wonderful setting in the Perthshire village of Spittalfield, Burnbrae is an impressive five-bedroom detached home offering generous family accommodation, beautifully presented interiors and extensive garden grounds with stunning views across the surrounding countryside.

At the heart of the property is a magnificent double-height reception hallway, featuring a striking galleried landing and ample space for dining and entertaining. The spacious living room enjoys an abundance of natural light through large windows overlooking the gardens, while a feature fireplace adds character and warmth. The contemporary dining kitchen is another standout feature, boasting sleek gloss cabinetry, a substantial central island, modern appliances and a delightful outlook across neighbouring fields. A separate utility room, ground-floor WC and versatile bedroom/snug complete this level. Upstairs, four further bedrooms provide excellent family accommodation, including a generous main bedroom with an en-suite shower room. A dedicated home office offers an excellent space for working from home, while a stylish family bathroom completes the upper floor. Externally, Burnbrae occupies substantial garden grounds featuring sweeping lawns, mature trees and an elevated decked seating area with glass balustrades, perfectly positioned to appreciate the beautiful rural outlook. A generous driveway provides ample off-street parking and leads to a detached double garage. Combining impressive proportions, contemporary finishes and an exceptional countryside setting, Burnbrae offers a wonderful opportunity for those seeking spacious family living.








NAUGHTY CORNER




Burnbrae Spittalfield Perth


Burnbrae Spittalfield Perth























Burnbrae Spittalfield Perth


Burnbrae Spittalfield Perth



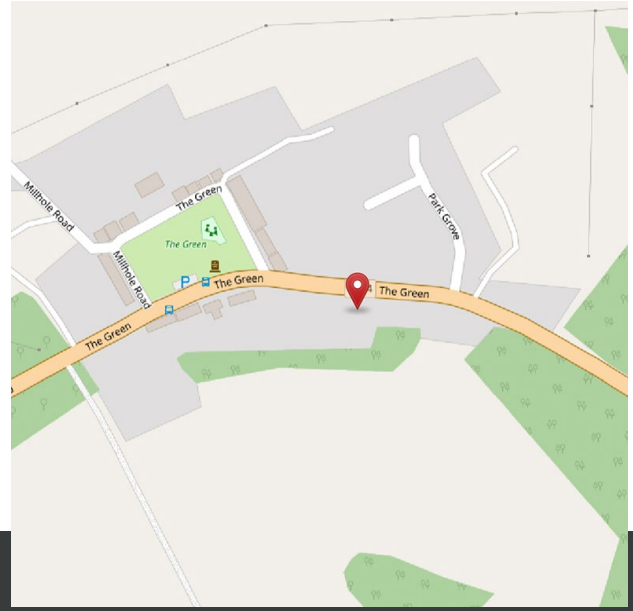






LOCATION

Spittalfield is a charming Perthshire village nestled amongst beautiful countryside, offering a peaceful rural lifestyle while remaining within easy reach of nearby towns. Positioned between Dunkeld and Blairgowrie, the village benefits from a primary school and a welcoming community atmosphere. The surrounding area offers wonderful opportunities for walking, cycling and exploring the scenic Perthshire countryside. Nearby Dunkeld provides independent shops, cafés, restaurants and a railway station, while Blairgowrie offers supermarkets and a wider range of everyday amenities. Perth is also accessible by road, making Spittalfield an appealing choice for those seeking countryside living without feeling isolated.









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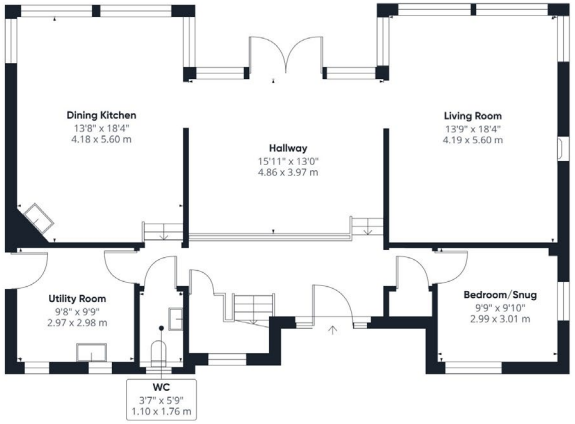
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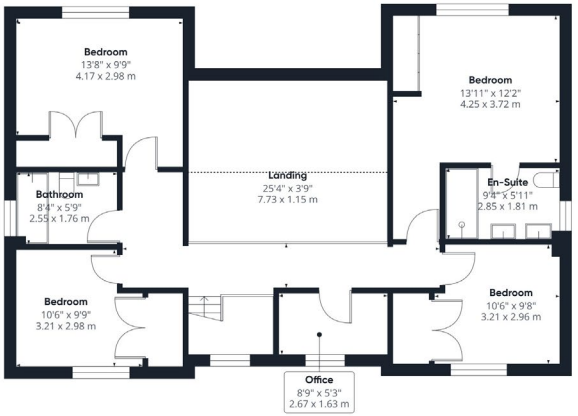
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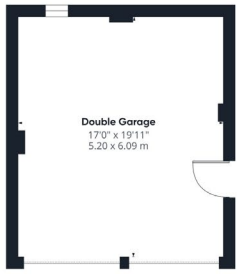
All Measurements are Approximate Measurements are approximate. Not to Scale. For Illustrative purposes only.



Ground floor Building 1



Floor 1 Building 1



Ground floor Building 2