



3 Annaty Court Goshen Road, Perth, PH2 6UD

£895 Per Month



Accommodation is all over one floor and includes; Entrance Hallway, Lounge, Kitchen, 3 Double Bedrooms and Bathroom with separate shower.

Warmth is offered via gas central heating and double glazing throughout. There is excellent storage throughout the property and there is a secure door entry system in place. Externally the property benefits from well-maintained communal gardens and private off-street parking.

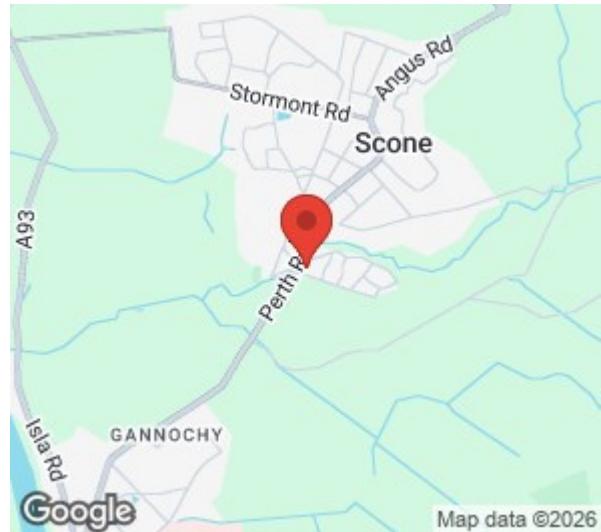
LARN1907010

Landlord Registration Number: 447215/340/15231

Council Tax Band: D

EPC: C

Available Early March 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		
(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		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
Scotland		EU Directive 2002/91/EC	



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.