



**Premier
Properties**
Perth



12 Provost Mains, Perth, PH2 9GE Offers Over £239,000

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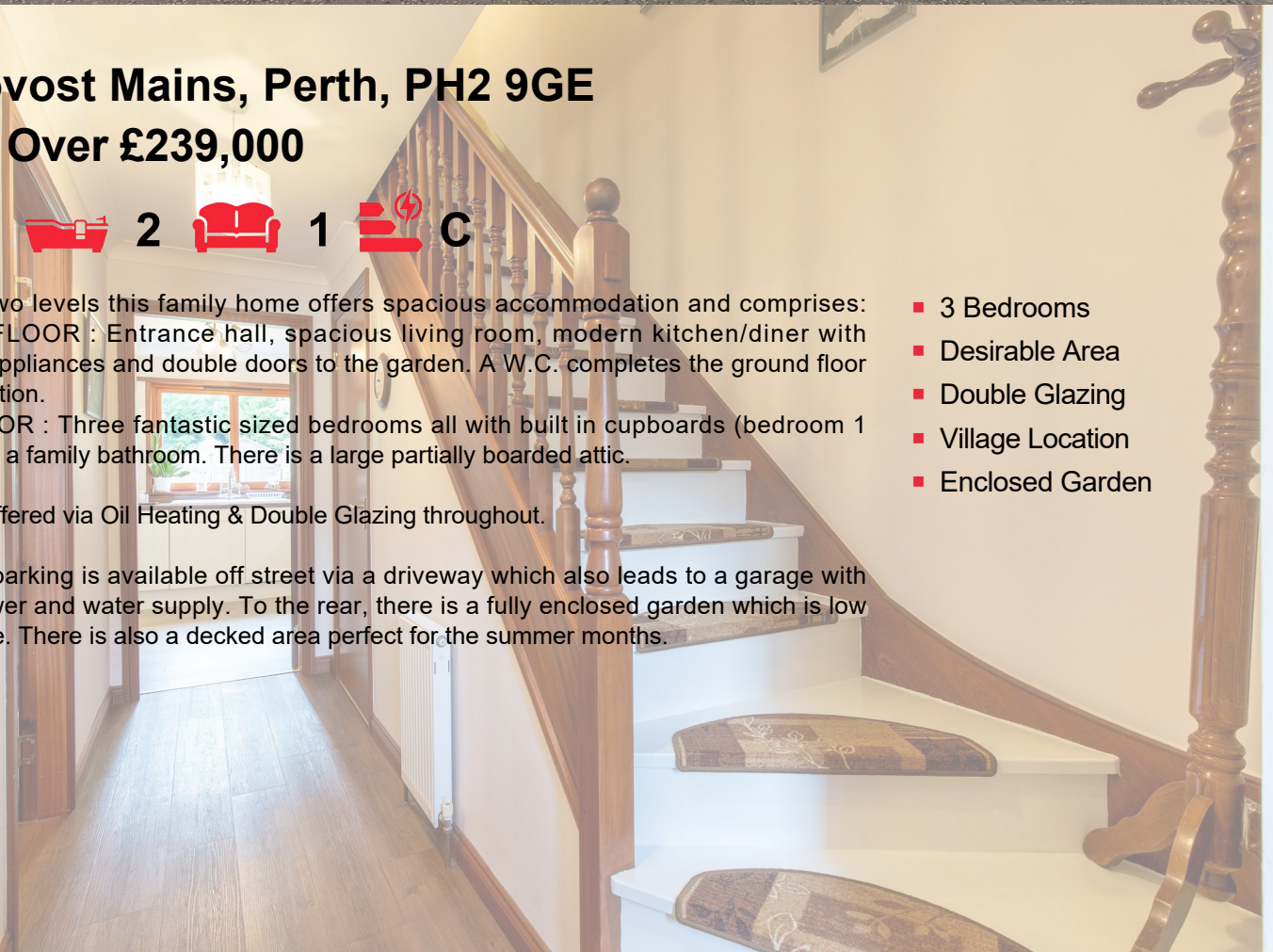
Split over two levels this family home offers spacious accommodation and comprises:
GROUND FLOOR : Entrance hall, spacious living room, modern kitchen/diner with integrated appliances and double doors to the garden. A W.C. completes the ground floor accommodation.

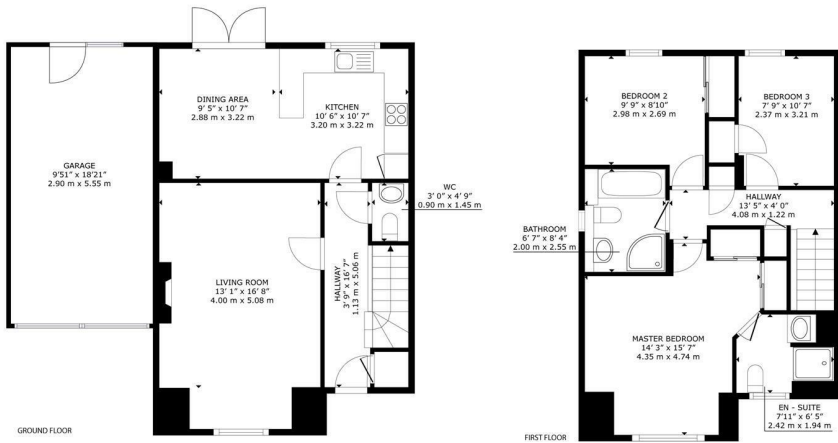
FIRST FLOOR : Three fantastic sized bedrooms all with built in cupboards (bedroom 1 ensuite) and a family bathroom. There is a large partially boarded attic.

Warmth is offered via Oil Heating & Double Glazing throughout.

Externally, parking is available off street via a driveway which also leads to a garage with lighting, power and water supply. To the rear, there is a fully enclosed garden which is low maintenance. There is also a decked area perfect for the summer months.

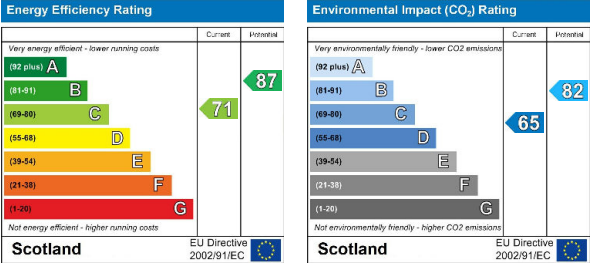
- 3 Bedrooms
- Desirable Area
- Double Glazing
- Village Location
- Enclosed Garden





12, Provost Mains Abernethy, Perth, PH2 9GE

GROSS INTERNAL AREA
FLOOR 1 55.9 m² (602 sq.ft.) FLOOR 2 55.3 m² (595 sq.ft.)
EXCLUDED AREAS: GARAGE 16.1 m² (173 sq.ft.)
TOTAL: 111.2 m² (1,197 sq.ft.)
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



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