



**Premier  
Properties**  
Perth



## 9/4 Princes Street, Perth, PH2 8NG Offers Over £112,000

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The accommodation offers a welcoming entrance hallway, a bright and spacious lounge featuring two large windows, providing an abundance of daylight. There is a modern kitchen complete with appliances. The property also benefits from two well-proportioned bedrooms, again, offering plenty of storage. The family bathroom with shower completes the home.

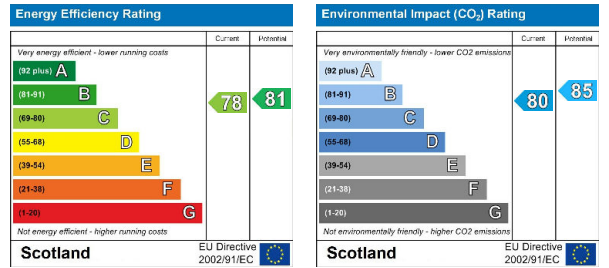
Additional benefits include gas central heating, double glazing throughout, secure entry door system and ample on-street parking.

This fantastic home presents an excellent opportunity for first-time buyers or investors alike. Early viewing is highly recommended.

**Location-** The property boasts an enviable location to all city centre amenities Perth has to offer including a variety of shops, bars, restaurants, supermarkets, leisure facilities, train and bus stations, all just a short walk away. Travel links are easily accessible to Dundee, Edinburgh, Glasgow and Stirling, making this a fantastic property for the commuter.

- Ample Storage
- Buy To Let Opportunity
- City Centre Location
- Close To All Local Amenities
- Double Glazing
- Gas Central Heating
- Modern Kitchen
- Nearby Parking Available
- Popular Area





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