



**Premier
Properties**
Perth



Lluonnik Lodge , Perth, PH2 8QL

Offers Over £395,000

 **4**  **3**  **1**  **C**

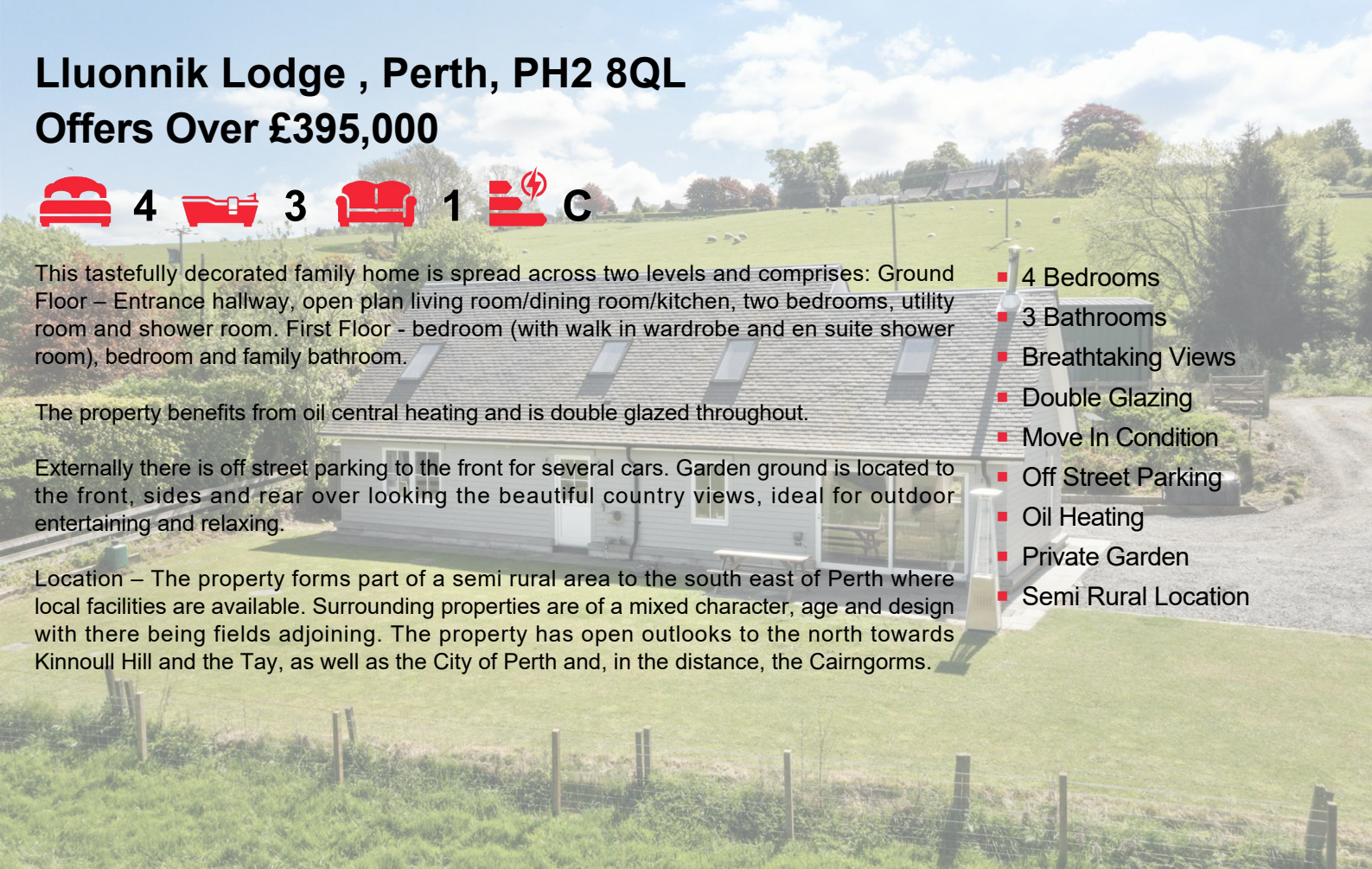
This tastefully decorated family home is spread across two levels and comprises: Ground Floor – Entrance hallway, open plan living room/dining room/kitchen, two bedrooms, utility room and shower room. First Floor - bedroom (with walk in wardrobe and en suite shower room), bedroom and family bathroom.

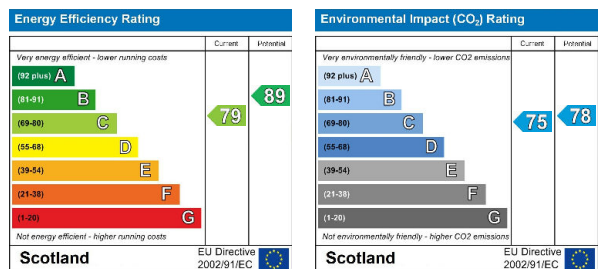
The property benefits from oil central heating and is double glazed throughout.

Externally there is off street parking to the front for several cars. Garden ground is located to the front, sides and rear over looking the beautiful country views, ideal for outdoor entertaining and relaxing.

Location – The property forms part of a semi rural area to the south east of Perth where local facilities are available. Surrounding properties are of a mixed character, age and design with there being fields adjoining. The property has open outlooks to the north towards Kinnoull Hill and the Tay, as well as the City of Perth and, in the distance, the Cairngorms.

- 4 Bedrooms
- 3 Bathrooms
- Breathtaking Views
- Double Glazing
- Move In Condition
- Off Street Parking
- Oil Heating
- Private Garden
- Semi Rural Location





45 King Street, Perth, PH2 8JB
T. 01738 44 22 55 | E. sales@premierpropertiesperth.co.uk
www.premierpropertiesperth.co.uk