



92 David Douglas Avenue, Perth, PH2 6QG Offers Over £292,500



3



2







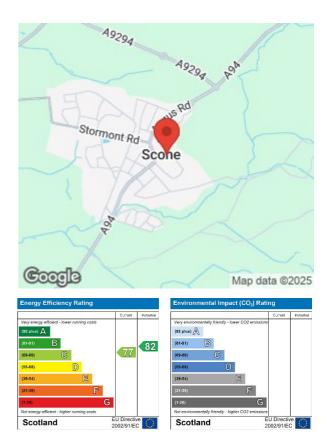
The ground floor comprises a welcoming entrance hall, spacious lounge, kitchen/dining area complete with integrated appliances and direct access to the rear garden. There is also a useful cloakroom with WC. There is also great storage space on the ground floor.

Upstairs, you'll find three generously proportioned bedrooms, including a principal bedroom with en-suite facilities. The upper level also benefits from excellent storage options and a well-appointed family bathroom.

Externally, the front garden has been laid with pebbles and there is a driveway providing off street parking, leading to the single garage which benefits from electricity. The rear garden is a fantastic size with a patio area to enjoy the summer months and the rest laid to an easily managed mix of lawn, chips and bark.

There are various local services and amenities which can be found nearby including a supermarket, restaurants and pubs, health centre, the highly regarded Robert Douglas Memorial primary school, and a regular bus route into Perth.

- The largest 3-bedroom semi-detached house-type in the Balgarvie development.
- En suite shower room
- Large kitchen with dining area
- Driveway
- Sought after and quiet location
- Gas central heating
- Double glazing
- Fantastic views
- Large private rear garden











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.