



## 4E Balgowan Road, Perth, PH1 2JG £650 Per Calendar Month



2



1







Accommodation comprises; Entrance Hallway, spacious and bright living room with feature

bedrooms.

Warmth is provided via gas central heating and double glazing throughout. Externally there

is a shared garden to the rear, free on-street parking and a secure door entry system in

fireplace, modern kitchen with white goods, bathroom with shower over bath & 2 double

The property is well located with nearby local shops & takeaways, primary schools &

No Pets.

place.

Council Tax Band: A

EPC: C

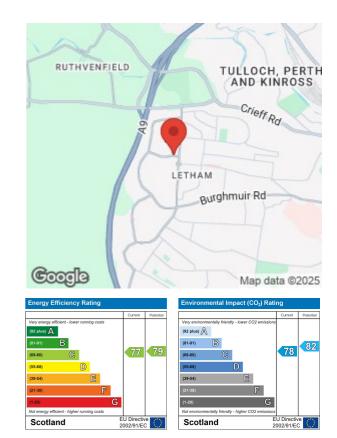
Landlord Registration Number: 1716328/340/18012

LARN1907010

nurseries, as well as there being nearby road links to the M90 & A9.

- 2 Bedrooms
- Top Floor
- Unfurnished
- Gas Central Heating
- Free Parking
- Shared Garden
- Good bus links
- Nearby schooling
- Close to shops

Available mid-December 2025











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.