Premier Properties
Perth

Plot 1 10 Kinfauns Holdings, Kinfauns, PH2 7JY
Offers Over £495,000

4 3 2 A

These impressive homes will feature high-quality fixtures and fittings throughout, offering a perfect blend of style, comfort, and practicality. Buyers will also have the unique opportunity to personalise the design and finishes, allowing you to create a bespoke home that truly reflects your individual taste and lifestyle. These bungalows provide a rare opportunity to secure a contemporary home built to an exceptional standard while enjoying the peace and beauty of the surrounding countryside.

Plot 1 offers well-designed and generously proportioned accommodation throughout. The property opens into a welcoming and bright entrance hall, leading to a spacious living room and a beautifully appointed open-plan kitchen/diner with integrated appliances and direct access to the rear garden — ideal for modern family living and entertaining. A separate utility room adds further practicality.

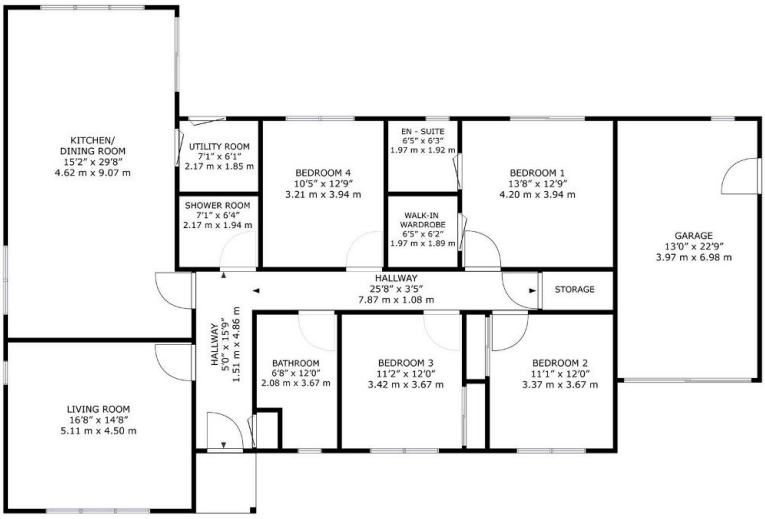
The home features four well-proportioned bedrooms, including a superb principal bedroom with a walk-in wardrobe and en-suite shower room. Bedrooms two and three benefit from built-in wardrobes, while bedroom four offers flexibility for guests, a home office, or additional family space. A stunning family bathroom and a separate shower room complete this impressive layout.

The property is enhanced by battery storage along with an air source heat pump, solar panels and EV charging point, combining modern energy efficiency with sustainable living.

Externally, the home sits on a generously sized plot, predominantly laid to lawn, complemented by a decked area — perfect for relaxing or entertaining during the summer months. Off-street parking is provided via a large driveway, while the garage is insulated and plasterboarded, featuring an electric insulated sectional door for added convenience. A separate outbuilding/workshop will be included within the sale.

Early viewing is strongly recommended to fully appreciate these exceptional, one-of-a-kind homes.

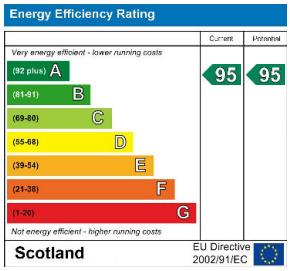
- 4 spacious bedrooms
- 3 modern bathrooms
- Open plan living
- Detached bungalow
- Stunning views
- Impressive fixtures and fittings
- Air source heat pump & solar panels
- Viewing recommended
- Close to local amenities
- EPC rated A

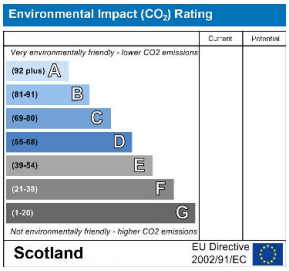


Plot 1, 10 Kinfauns Holdings Kinfauns, PH2 7JY

GROSS INTERNAL AREA
TOTAL: 2037 sq.ft, 189.2 m²

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.





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.

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