



**Premier
Properties**
Perth



Plot 2 10 Kinfauns Holding, Perth, PH2 7JY

Prices From £525,000

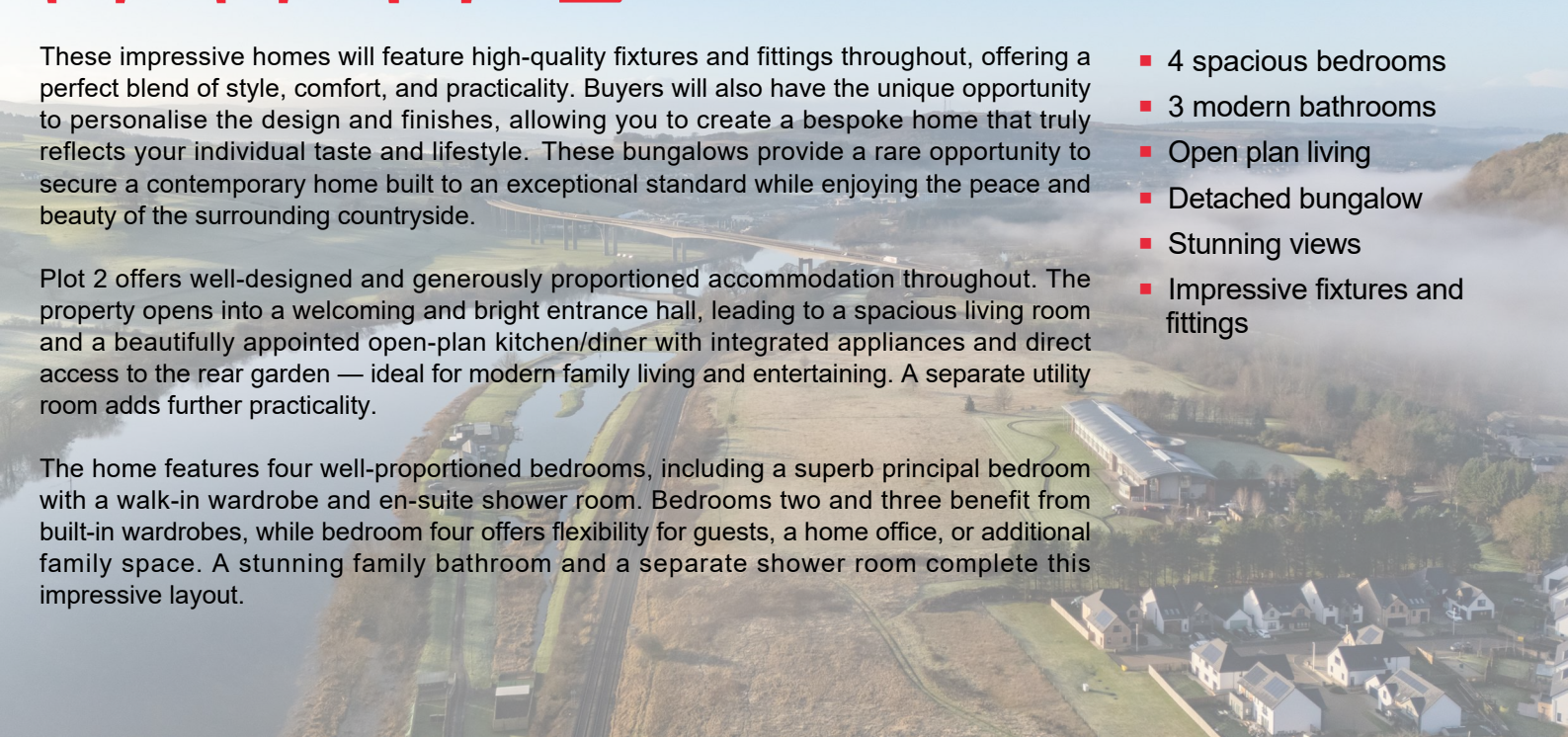
 4  3  2  A

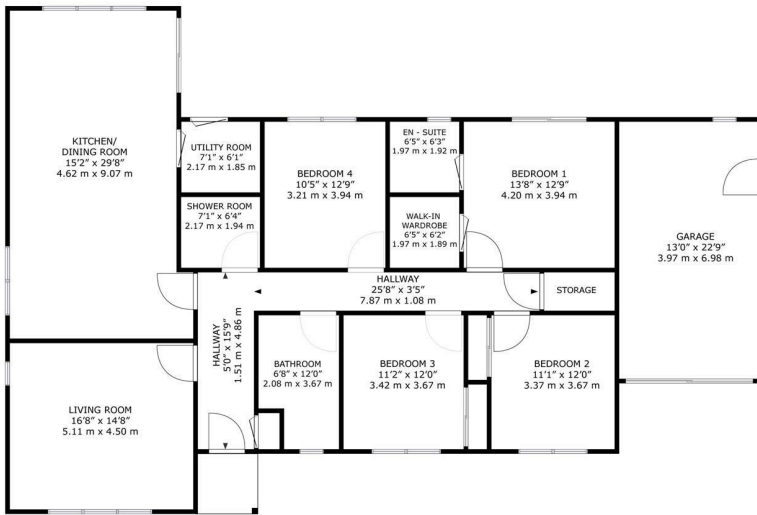
These impressive homes will feature high-quality fixtures and fittings throughout, offering a perfect blend of style, comfort, and practicality. Buyers will also have the unique opportunity to personalise the design and finishes, allowing you to create a bespoke home that truly reflects your individual 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 2 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.

- 4 spacious bedrooms
- 3 modern bathrooms
- Open plan living
- Detached bungalow
- Stunning views
- Impressive fixtures and fittings



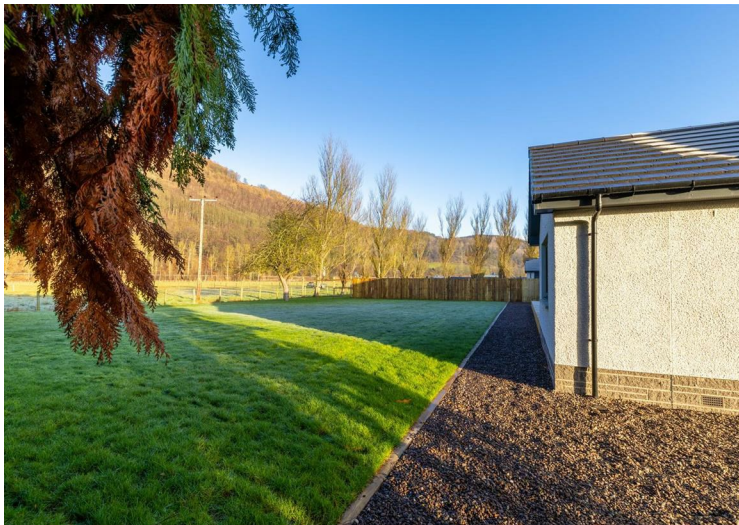


Plot 1, 10 Kinfauns Holdings Kinfauns, PH2 7JY

GROSS INTERNAL AREA
TOTAL: 2037 sq.ft, 189.2 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating			
	Current	Potential		Current	Potential
Very energy efficient - lower running costs					
(92 plus) A	95	95	Very environmentally friendly - lower CO ₂ emissions		
(81-91) B			(92 plus) A		
(69-80) C			(81-91) B		
(55-68) D			(69-80) C		
(39-54) E			(55-68) D		
(21-38) F			(39-54) E		
(1-20) G			(21-38) F		
Not energy efficient - higher running costs					
Not environmentally friendly - higher CO ₂ emissions					
(1-20) G					
Scotland		EU Directive 2002/91/EC		Scotland	



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.