



**Premier
Properties**
Perth



Fodla Main Street, Perth, PH1 4AB Offers Over £220,000

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Upon entering the property you're invited into the living room, which provides a warm and welcoming space for relaxation and entertaining. There is a kitchen with space for a dining table and ample storage and provides access out to the rear. The property boasts a downstairs bedroom and spacious bathroom, thoughtfully designed to cater to your daily needs, completing the ground floor.

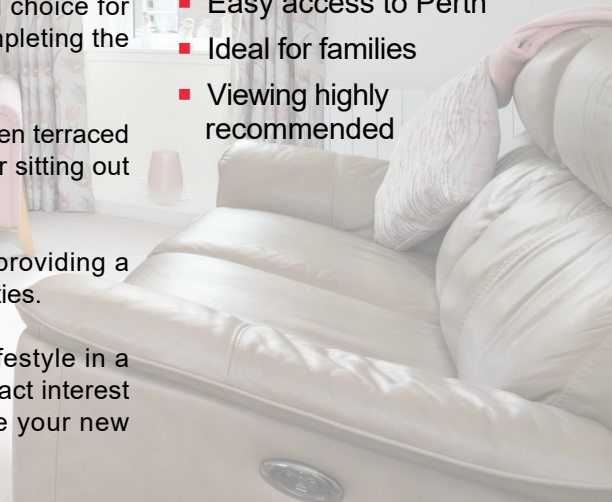
There are two well-proportioned bedrooms on the first floor making it an ideal choice for families or those seeking extra space, there is also access out to the rear, completing the first floor.

Externally, the property boast a generously sized sloped rear garden that has been terraced and well maintained with flower beds, lawn, chipped and slabbed patio areas for sitting out and enjoying the finer weather.

Bankfoot is known for its picturesque surroundings and friendly community, providing a peaceful retreat while still being conveniently located for access to nearby amenities.

This cottage presents a wonderful opportunity for those seeking a tranquil lifestyle in a beautiful setting. With its charming features and prime location, it is sure to attract interest from a variety of buyers. Do not miss the chance to make this lovely cottage your new home.

- Charming cottage
- Three bedroom
- Electric heating
- Close to local amenities
- Easy access to Perth
- Ideal for families
- Viewing highly recommended

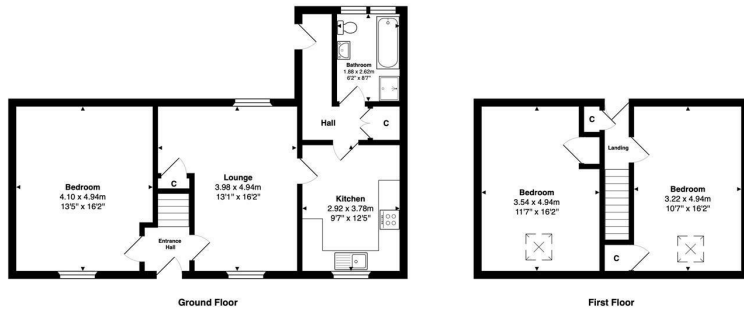




Folda, Main Street, Bankfoot, PH1 4AB

Total Area: 103.6 m² ... 1115 ft²

All measurements are approximate and for display purposes only



Energy Efficiency Rating	
Current	Potential
73	15

Environmental Impact (CO ₂) Rating	
Current	Potential
75	87



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