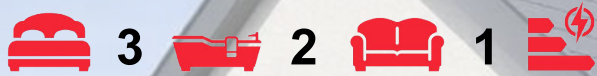




**Premier
Properties**
Perth



. The Lillies, Burrelton, PH13 9QB
Offers Around £450,000



- Newly built three-bedroom detached bungalow
- Energy-efficient home with air source heat pump
- Two modern bathrooms
- Open plan living
- Quiet village location
- Three generously sized bedrooms
- Situated on a fantastic-sized plot in a peaceful and private setting.
- Close to local amenities
- Single garage





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

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

PROPOSED ROOF PLAN

PROPOSED GROUND FLOOR PLAN

SPECIFICATION	
1.0	General
2.0	Structure
3.0	External Works
4.0	Roofs
5.0	Windows and Doors
6.0	Internal Walls
7.0	Floors
8.0	Services
9.0	Finishes
10.0	Other

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