



**Premier
Properties**
Perth



2 Lochty Park, Perth, PH1 3XZ Offers Over £265,000

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Set across one level and presented in immaculate condition, this impressive property offers the perfect blend of comfort and convenience throughout, ideal for comfortable modern living. Upon entering, you are welcomed into the entrance vestibule and hallway that leads to the large lounge & dining area, flooded with natural light, creating a warm and inviting atmosphere - perfect for relaxing after a long day. The generously sized modern kitchen offers ample storage and worktop space and provides direct access out to the rear garden. White goods are to be included in the sale.

There are four bedrooms, with one benefitting from en suite facilities, ideal for families or those seeking the extra space. The family bathroom completes the home.

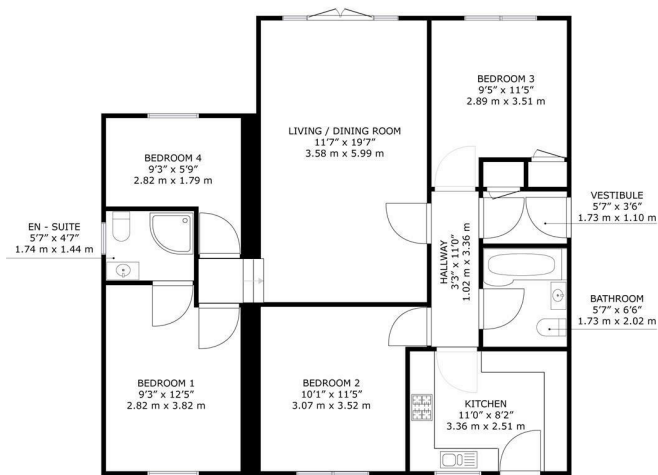
Gas Central Heating and double glazing ensure warmth & comfort throughout.

Externally, there are garden grounds to the front, side and rear of the property, with a driveway providing the convenience of off-street parking. The rear garden is ideal for hosting gatherings or simply enjoying the warmer months.

Almondbank is known for its tranquil surroundings and community spirit, making it an excellent choice for those looking to enjoy a peaceful lifestyle while still being within easy reach of Perth's amenities. This property not only offers a comfortable home but also a vibrant community.

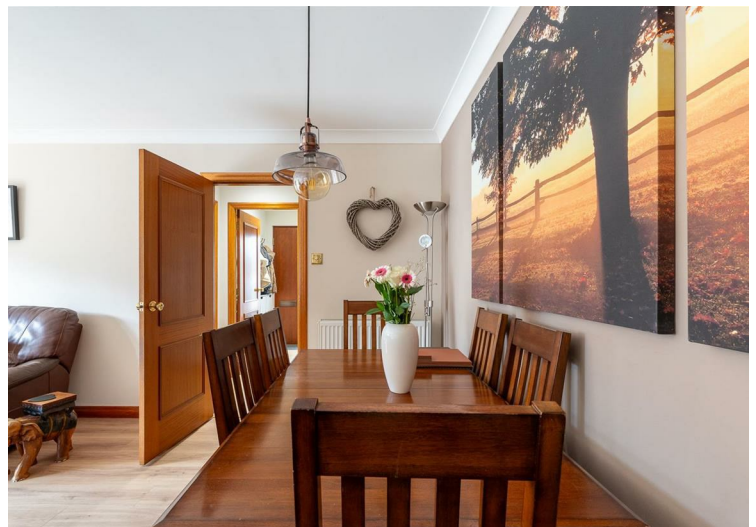
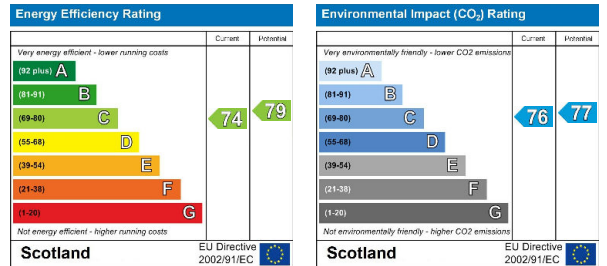
Viewing is highly recommended to see what this property truly has to offer!

- Four Bedroom Bungalow
- Gas Central Heating
- Double Glazing
- Off Street Parking
- Close To All Local Amenities
- Sought-after area
- Village Location
- Close To All Transport Links



2, Lochty Park, Almondbank, Perth, PH1 3XZ

GROSS INTERNAL AREA
TOTAL: 942 sq.ft, 87.5 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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