Premier Properties
Perth



9 Marshall Place, Perth, PH2 8AH

Offers Over £215,000

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Set across two levels, the property boasts a large lounge, flooded with natural light, creating the perfect space to relax and unwind, there is a generous sized kitchen, with ample storage and work-top space, ensuring cooking to be at ease. The property also has a well appointed bathroom, completing the first floor.

Upstairs, there are two double bedrooms, boastings exceptional views across the south inch, offering excellent accommodation and flexibility. There a single bedroom, which could be utilised in a number of ways, perfect for those seeking extra living space, which completes the home.

Externally, there is a private front garden, providing the perfect space to enjoy the warmer months.

Rich in character and charm, this elegant maisonette combines traditional features with modern comfort and enjoys easy access to a wide range of local amenities, parks, shops, and transport links, making it an excellent choice for those seeking both convenience and style in the heart of Perth.

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

Home report value of £250k

- 3 Bedrooms
- 1 Bathroom
- Gas central heating
- Private front garden
- Picturesque views
- Close to local amenities
- Easy access to transport
- Quiet residential area
- Viewing recommended



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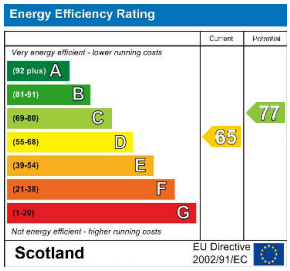
GROSS INTERNAL AREA

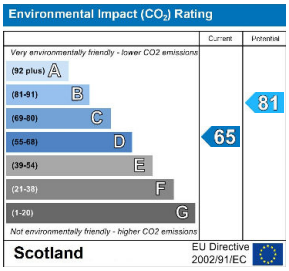
GROUND FLOOR : 207 sq ft, 19.2 m2, FIRST FLOOR : 780 sq ft, 72.5 m2, SECOND FLOOR : 662 sq ft, 61.5 m2

TOTAL: 1649 sq ft,153.2 m2

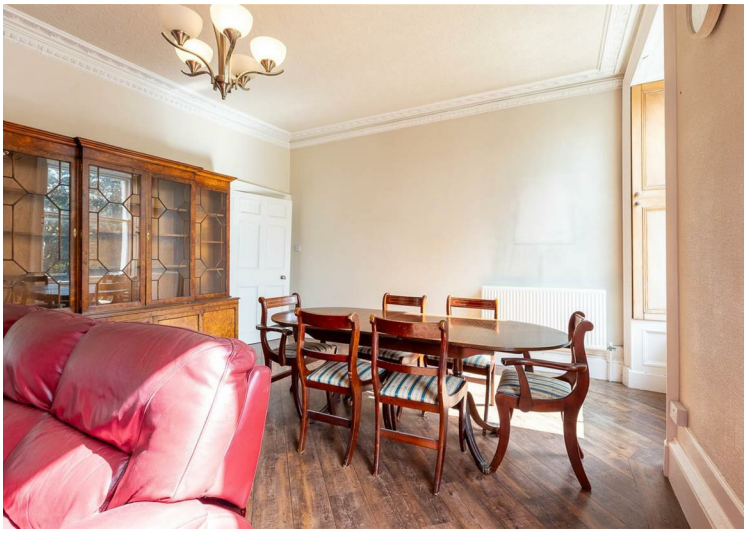
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.















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