

6 Church Place, Perth, PH1 2TN

Offers over £120,000

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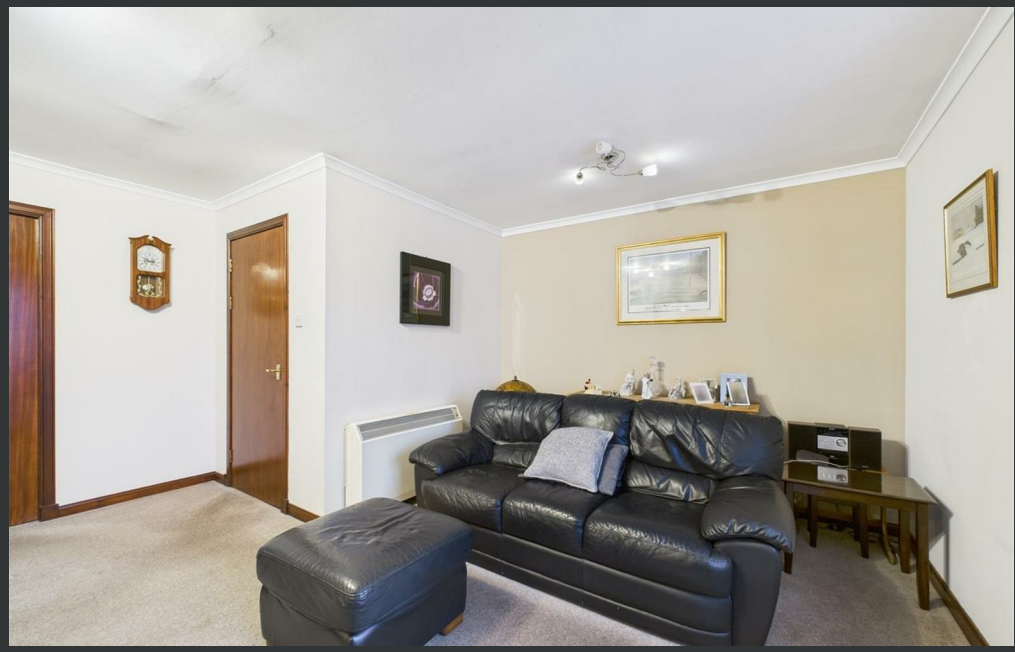






6 Church Place
Perth, PH1 2TN

Offers over £120,000

- Spacious First Floor flat
- Bright and spacious living room
- Modern shower room
- Secure entry system
- Allocated parking space
- Two well-proportioned bedrooms
- Fitted kitchen with ample storage
- Electric heating and double glazing
- Good storage space
- Convenient city-centre location

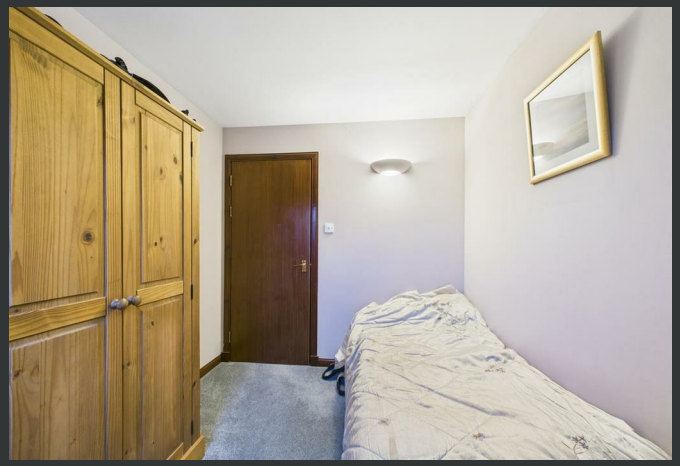
6 Church Place is a well-presented two-bedroom first floor flat, ideally positioned within a quiet residential pocket of Perth, close to the city centre and local amenities. The property offers bright, well-proportioned accommodation, making it an excellent choice for first-time buyers, downsizers, or buy-to-let investors.

The flat is entered via a private entry vestibule which leads into a central hallway, providing access to all rooms. The generously sized living room is a welcoming space, offering ample room for both lounge and dining furniture and benefiting from a large window that allows plenty of natural light to fill the room. The kitchen is fitted with a good range of wall and base units, complementary worktops, and integrated cooking appliances, with space for additional white goods. There are two bedrooms within the property, both of which are well-proportioned. The principal bedroom offers excellent space for freestanding furniture, while the second bedroom is ideal as a guest room, home office, or study. The bathroom is fitted with a modern white suite, including a WC, wash-hand basin, and shower enclosure. Externally, the property sits within well-maintained communal grounds, with an allocated parking space nearby. The flat further benefits from electric heating and double glazing throughout. With its convenient location and practical layout, 6 Church Place represents a comfortable and low-maintenance home in a popular area of Perth.



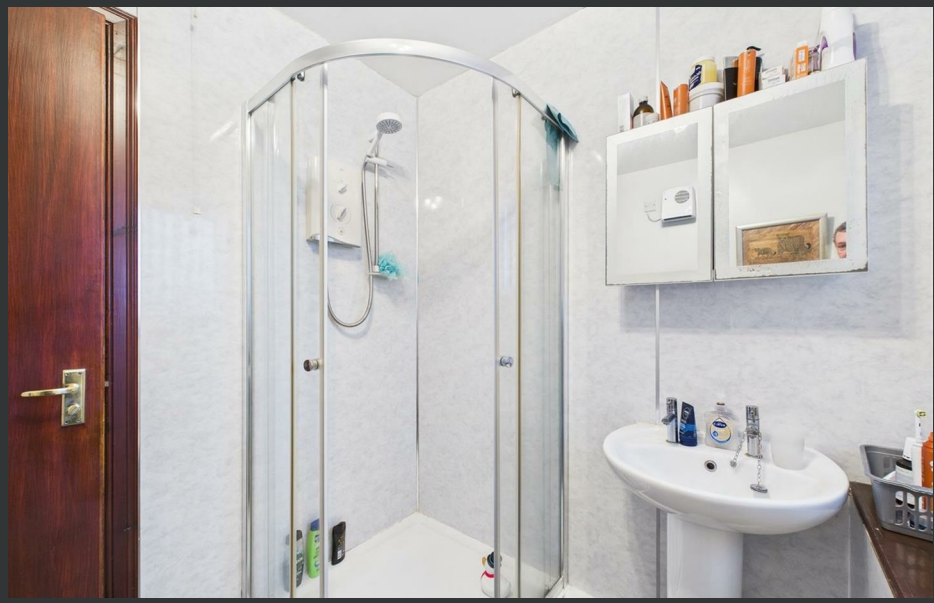










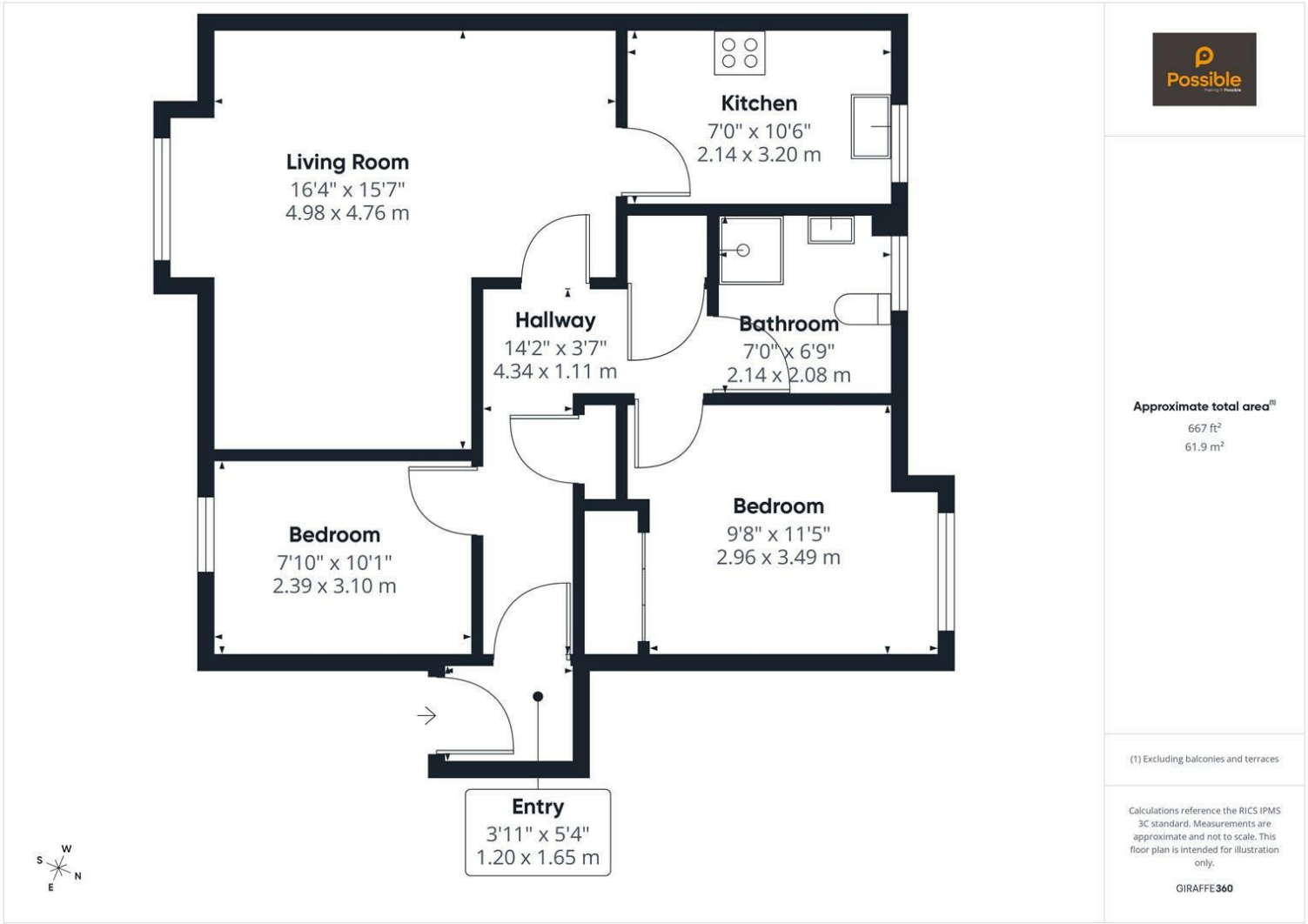


Location

Church Place is a quiet residential area situated close to the heart of Perth, offering easy access to the city's wide range of amenities. Perth city centre provides excellent shopping, cafes, restaurants, and leisure facilities, along with strong transport links including a mainline railway station and regular bus services. The area is well served by local schools, medical facilities, and green spaces, including nearby parks and riverside walks. With good road connections to the A9 and surrounding towns, Church Place offers a convenient yet peaceful setting for city living.







Possible

Approximate total area(1)

667 ft²

61.9 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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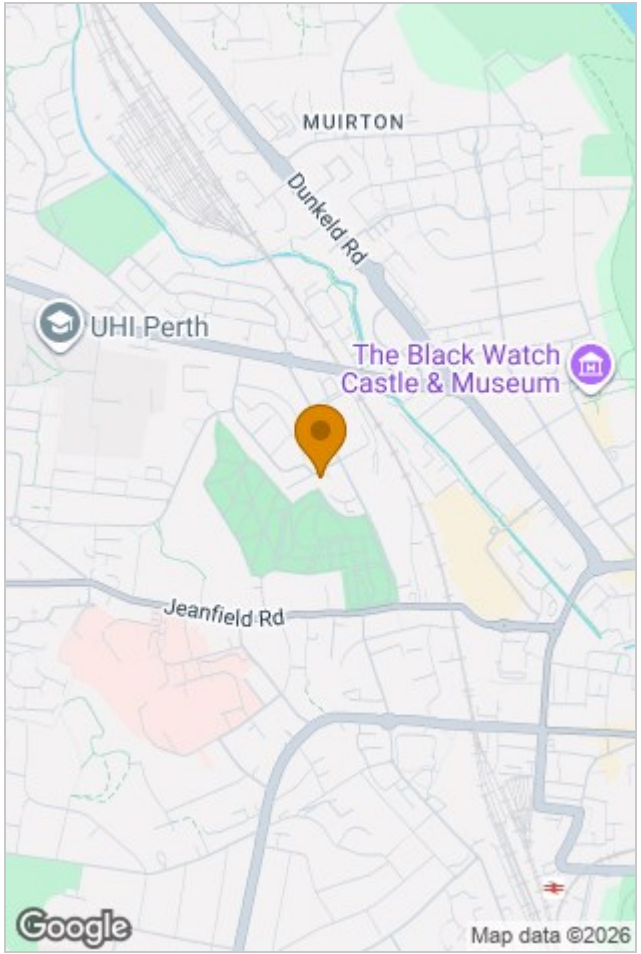

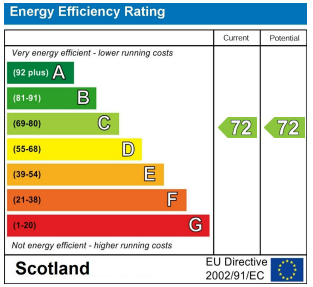

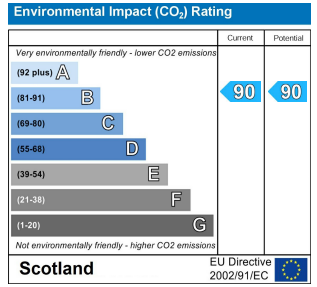

Viewing

Please contact our Perth Office on 01738 260 035
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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