

10 Church Street, Perth, PH1 2BB

Offers over £190,000

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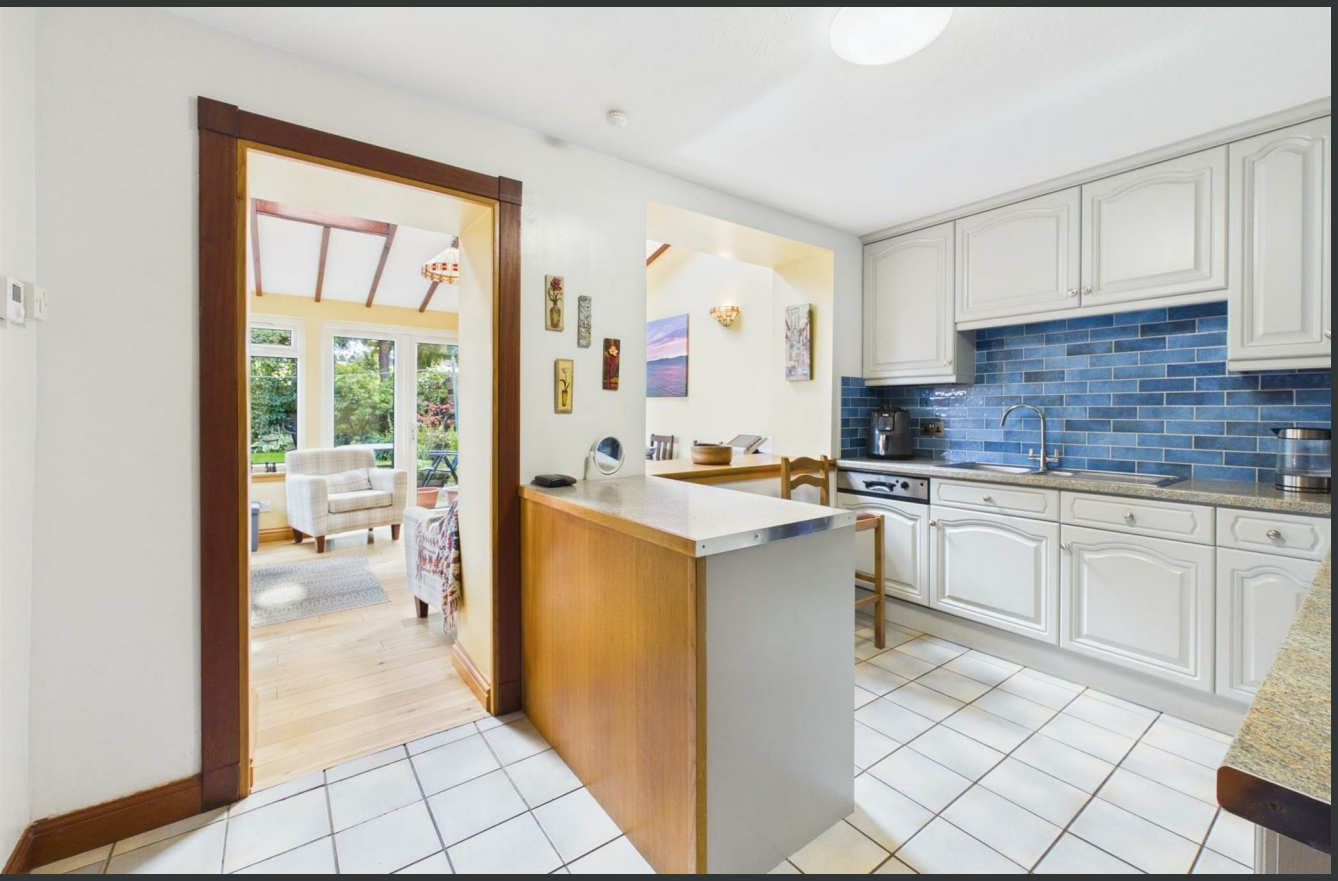




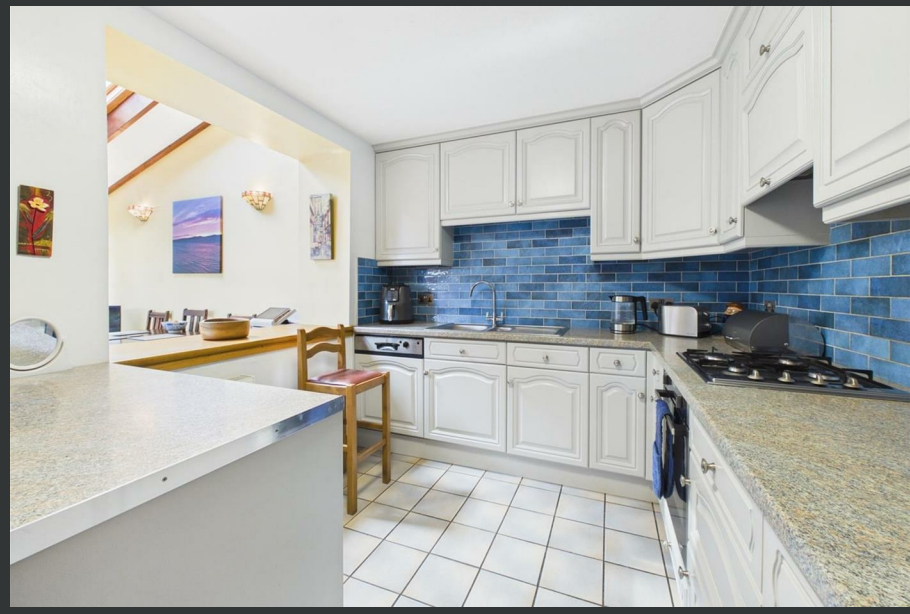
10 Church Street
Perth, PH1 2BB

Offers over £190,000

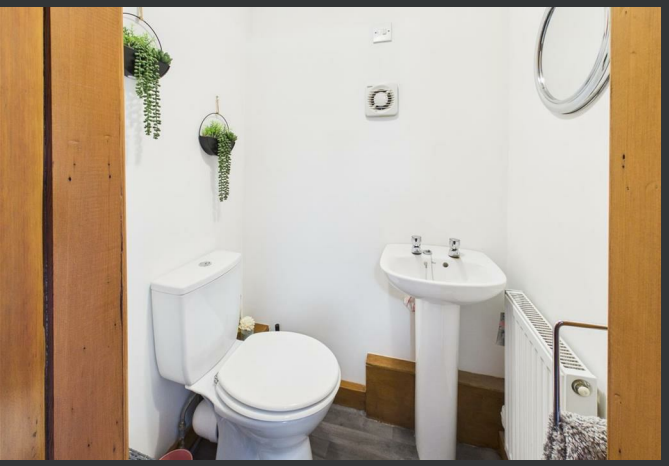
- Two double bedrooms
- Spacious living room
- Gas central heating
- Ground-floor WC
- Large timber shed
- Semi-detached home
- Sun room/dining room extension
- Plentiful parking
- Established rear garden
- Peaceful cul-de-sac

Set within a peacful cul-de-sac, 10 Church Street is an attractive two-bedroom semi-detached home offering generous living space, a superb sun room/dining room extension and a particularly appealing garden.

The accommodation opens through an entrance vestibule into a comfortable front-facing living room, where a broad window brings in plenty of natural light. From here, the layout flows through to the kitchen, fitted with a good range of storage and worktop space, before opening into the impressive living and dining area to the rear. This is one of the home's strongest features, with a vaulted ceiling, exposed timber detailing and roof windows creating a bright and characterful space. French doors provide a direct connection to the garden. A useful WC completes the ground floor accommodation. Upstairs are two double bedrooms, including a particularly spacious main bedroom with a walk-in wardrobe, alongside the family bathroom. Outside, the rear garden is well established and thoughtfully arranged with a paved seating area, lawn, mature planting and a substantial timber shed. The gravelled frontage also provides plenty of off-street parking.













Location

Church Street lies within an established residential part of Perth, offering convenient access to the wider city and its excellent range of shops, supermarkets, leisure facilities, restaurants and everyday services. Local bus stops are available on Feus Road and Unity Terrace which are a short walk, while Perth railway station is approximately one kilometre from the postcode, providing connections to destinations across Scotland. The location also offers straightforward access to the wider road network, making it well placed for those travelling both within Perth and further afield.

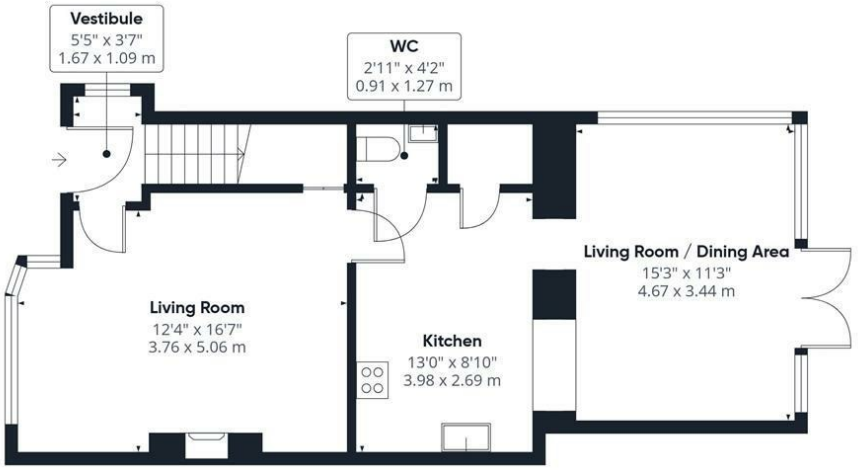




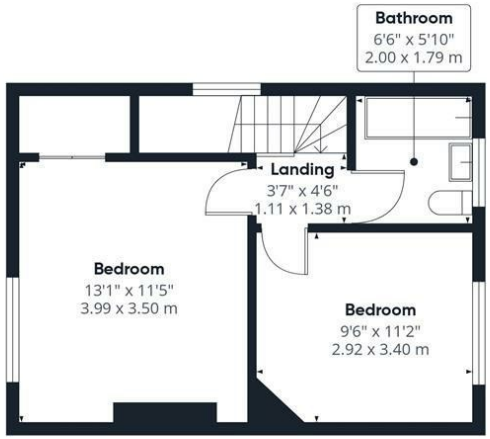




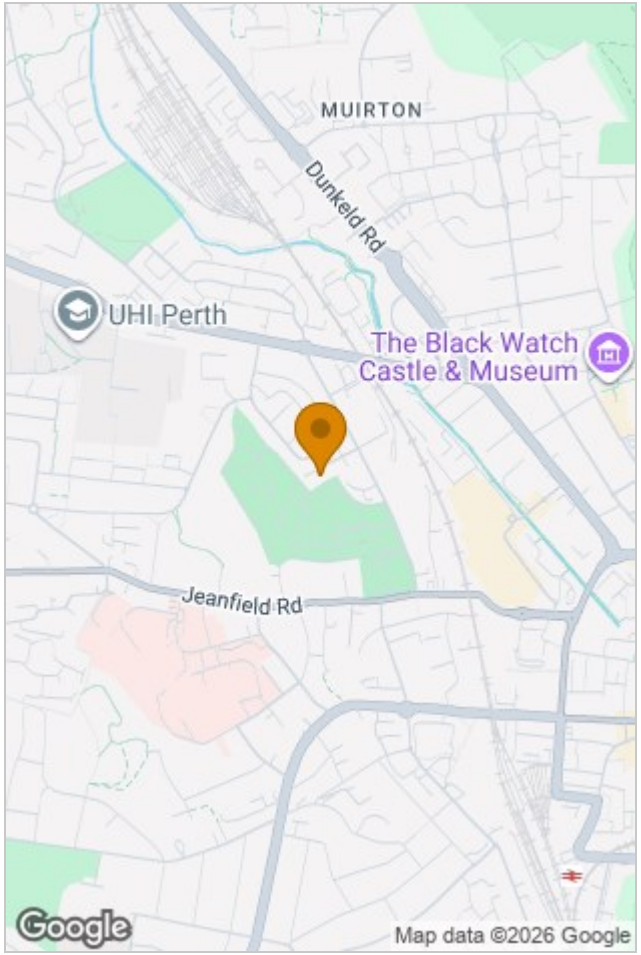


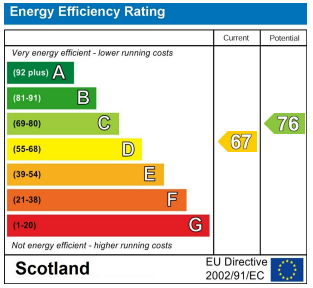


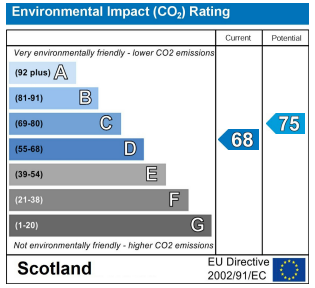
Ground floor



Floor 1







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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