



4 Letham Road, Perth, PH1 2AP
Offers over £285,000



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- Attractive detached bungalow
- Bright and spacious living room
- Stylish shower room
- Generous off-street parking
- Substantial detached garage
- Three bedrooms
- Modern dining kitchen
- Well-presented interiors
- Enclosed rear garden
- Presented in excellent condition

Situated on Letham Road in Perth, this attractive three-bedroom detached bungalow offers spacious, well-presented accommodation, complemented by generous off-street parking, a substantial detached garage and an enclosed rear garden.

The accommodation is arranged across one level, with a welcoming hallway providing access to the main living areas and bedrooms. The bright and spacious living room features a large window, attractive timber flooring and a fireplace creating a lovely focal point. The adjoining dining kitchen offers a good range of modern units, generous worktop space and room for informal dining, along with a convenient door leading outside. There are three bedrooms, including a particularly generous main bedroom with a large window allowing plenty of natural light. The remaining bedrooms offer flexibility for family members, guests or those requiring a dedicated home office. A stylish shower room, complete with contemporary fittings, extensive storage and a walk-in shower enclosure, completes the accommodation. Outside, the property benefits from extensive paved areas providing valuable off-street parking and space for outdoor seating. The enclosed rear garden includes an area of artificial lawn, while the impressive, detached garage, complete with its own WC, provides excellent additional storage, workshop or parking potential.

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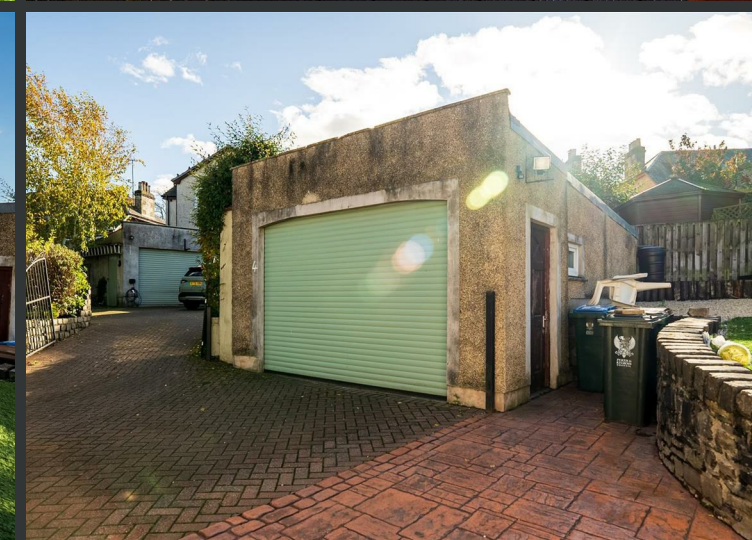


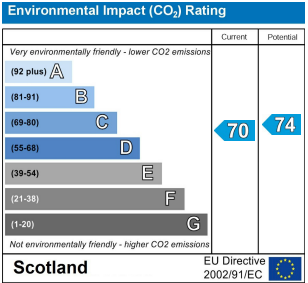
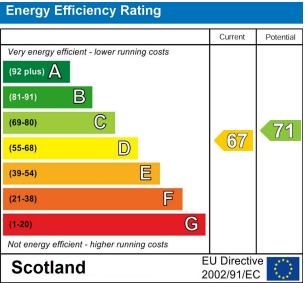
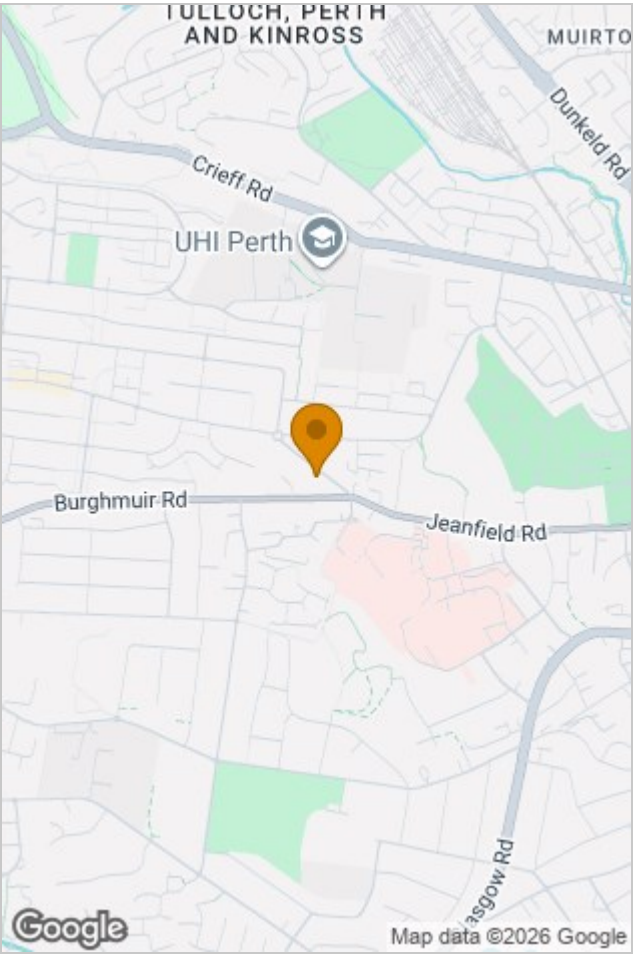
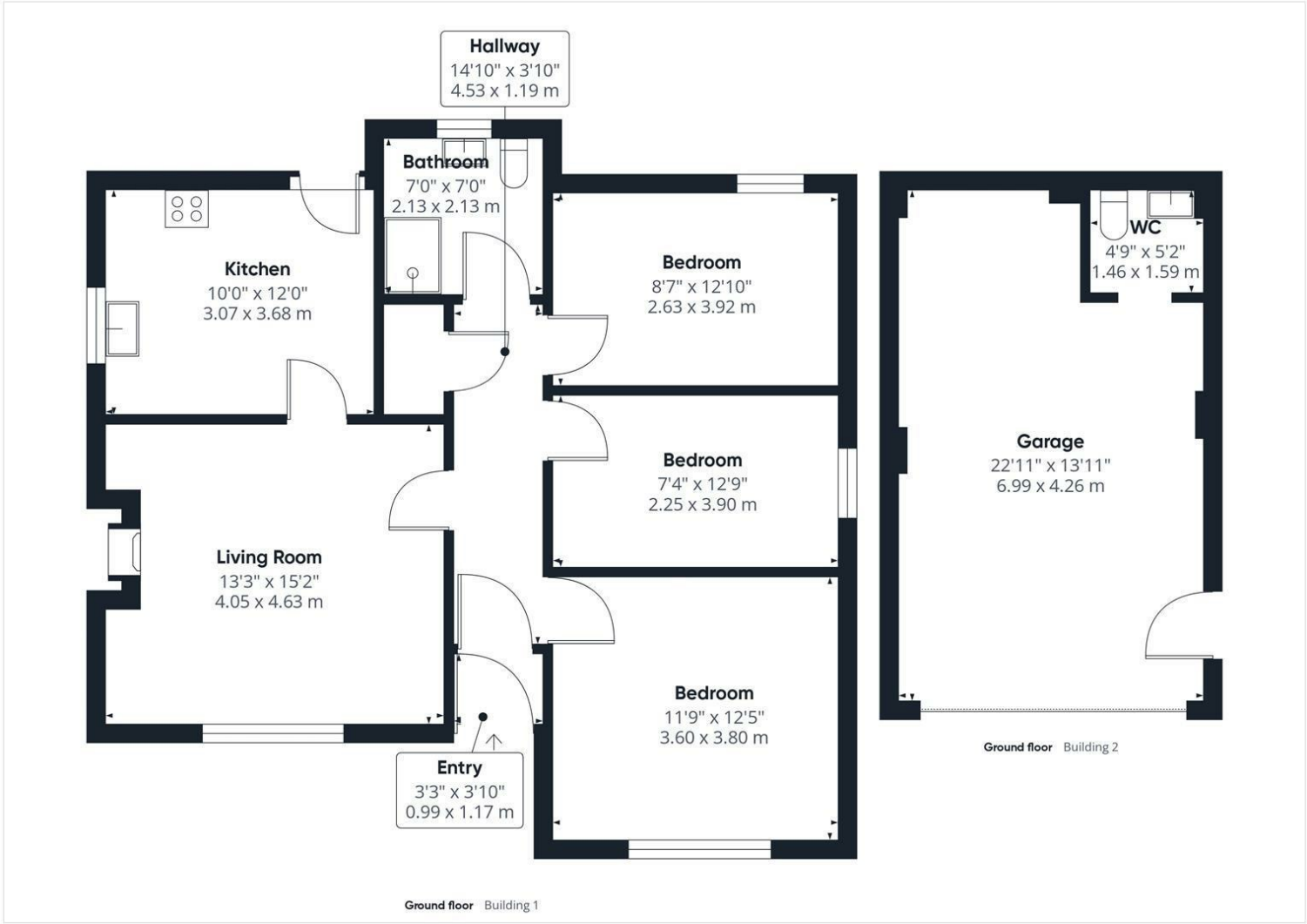


Location

Letham Road enjoys a convenient position within an established residential area of Perth, offering easy access to a wide range of everyday amenities. Local shops, supermarkets, schools and leisure facilities can all be found within the surrounding area, while Perth city centre provides a greater selection of independent retailers, restaurants, cafés and entertainment. The city also benefits from excellent recreational facilities, attractive parks and riverside walks. For commuters, Perth offers convenient access to the A9 and M90, providing connections towards Dundee, Stirling, Edinburgh and Glasgow. Regular rail and bus services further enhance the appeal of this well-connected location.







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.