



45 South Inch Park, Perth, PH2 8BU
Offers over £170,000





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- Three-bedroom upper flat
- Attractive bay window
- Three flexible bedrooms
- Off-street parking space
- Secure entry system
- Spacious living/dining room
- Separate fitted kitchen
- Excellent storage space
- Communal garden grounds
- Convenient central Perth setting

Set within a peaceful cul-de-sac beside Perth's South Inch, this well-proportioned three-bedroom upper flat offers generous accommodation, pleasant outlooks and the added benefits of a parking space and communal garden grounds.

The accommodation is entered via a vestibule into a central hallway, which provides access throughout the property. The spacious living room and dining area is a key feature, offering excellent proportions and plenty of natural light from its multiple windows and attractive bay. There is ample room for both comfortable seating and a dedicated dining area, creating a versatile main living space. The separate kitchen is fitted with a good range of units and worktop space. Three bedrooms provide flexibility for couples, families, guests or those requiring space to work from home, while the bathroom completes the internal accommodation. The flat has been well maintained and offers a comfortable home with scope for a new owner to personalise over time. Outside, residents have use of communal garden areas surrounding the development, while the property also benefits from off-street parking. Its upper-floor position, spacious layout and highly convenient Perth location make this an appealing option for a broad range of buyers.

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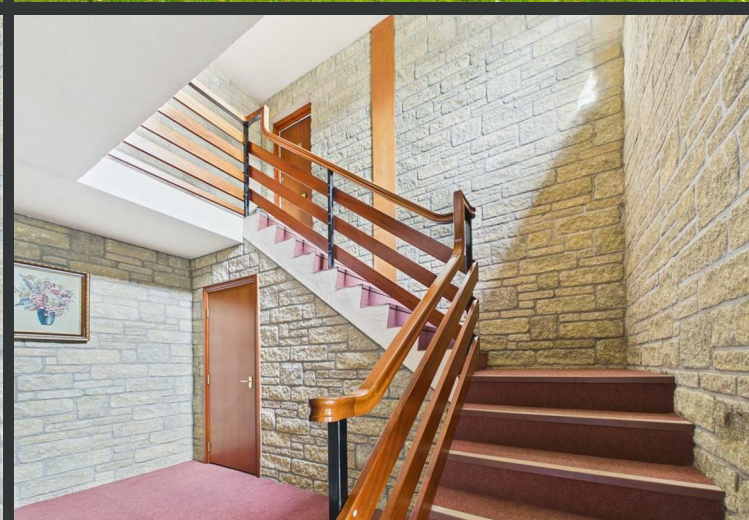
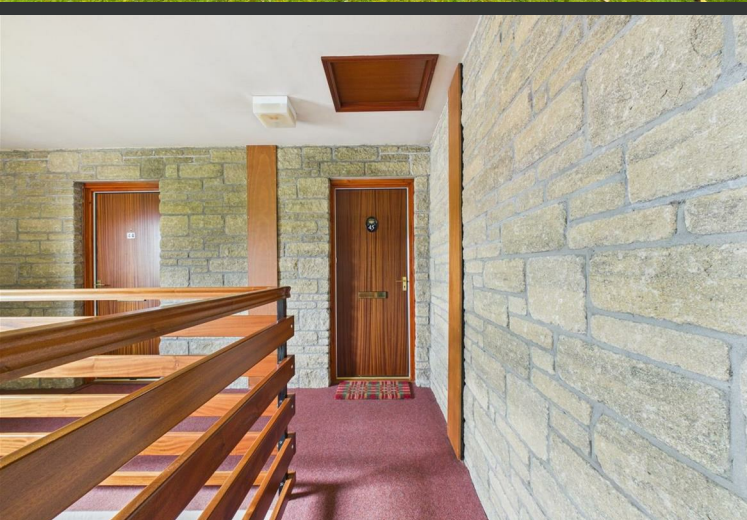


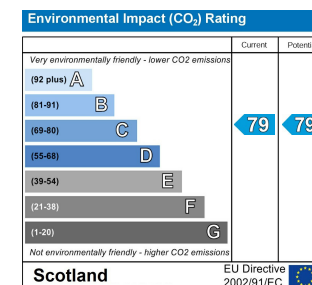
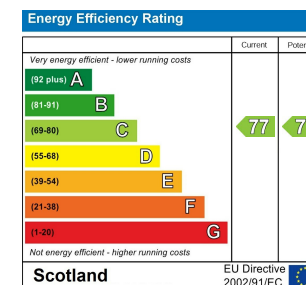
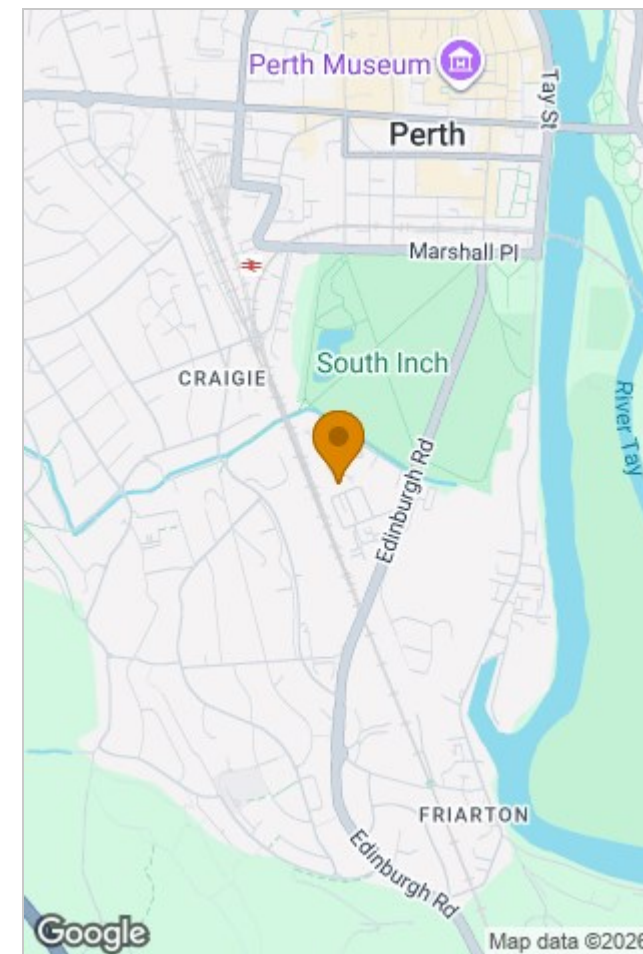
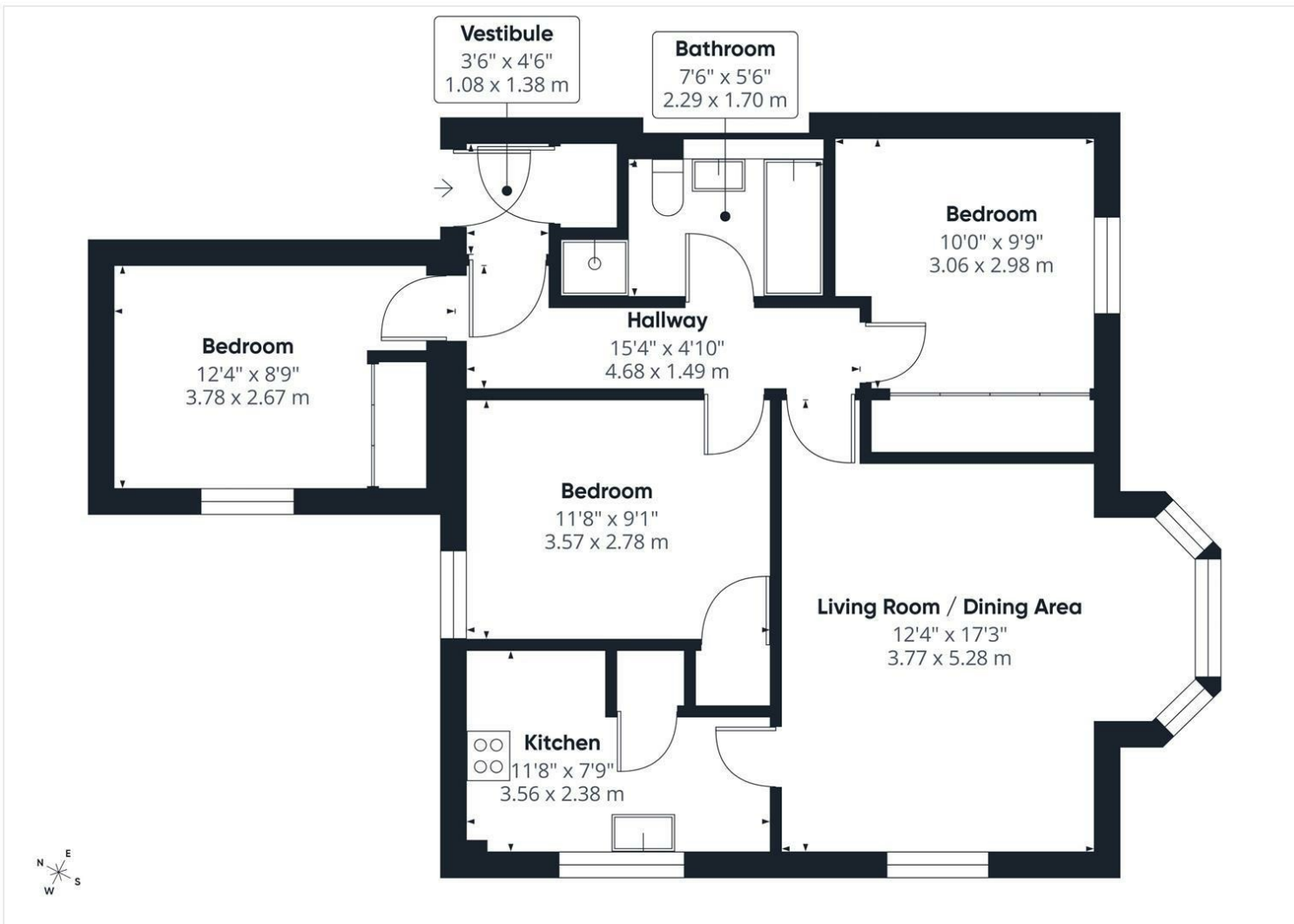


Location

South Inch Park enjoys a convenient position on the southern side of Perth city centre, with the open green space of the South Inch close at hand. The city centre is readily accessible and offers a wide selection of shops, cafés, restaurants and leisure facilities, while Perth railway and bus stations provide useful public transport connections. The location is also well placed for access to Perth's main road network, making it practical for commuting and travel further afield. Combining green space with easy access to the centre, the area is well suited to buyers looking for a convenient Perth base.







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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