



8 Crown Road, Perth, PH2 6GH
Offers over £240,000



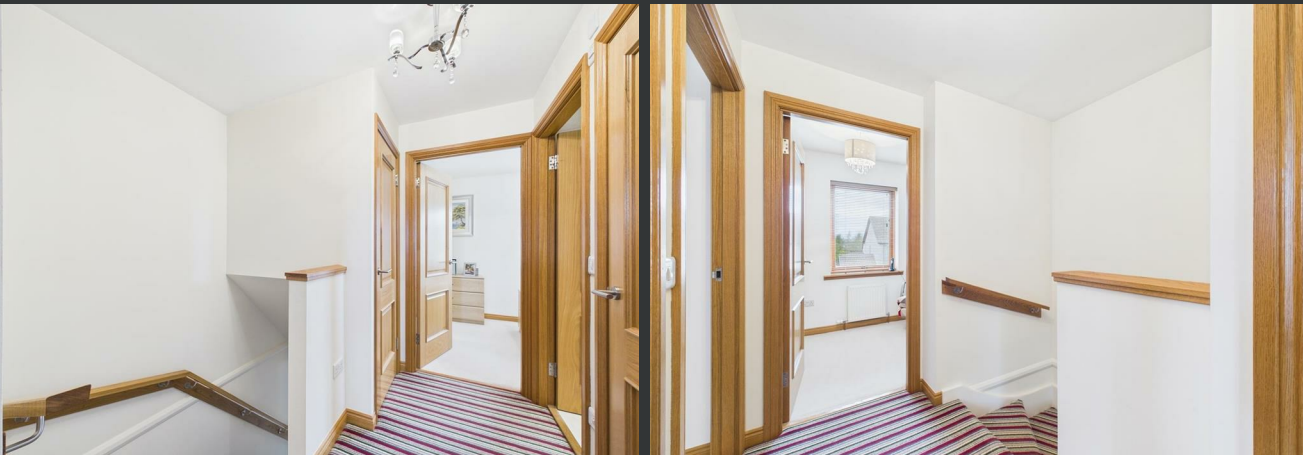
8 Crown Road Perth, PH2 6GH

Offers over £240,000

- Attractive three-bedroom semi-detached villa
- Modern dining kitchen with garden access
- Principal bedroom with excellent storage
- Move-in condition throughout
- Quiet residential street in popular Scone
- Spacious lounge with feature fireplace
- Stylish family bathroom and ground floor WC
- Landscaped rear garden with patio and summerhouse
- Driveway and attached garage for parking
- Close to schools, shops, and Perth city centre

8 Crown Road is a beautifully presented three-bedroom semi-detached villa, located in the sought-after village of Scone. Set within a quiet residential street, this modern home offers bright and versatile accommodation, ideal for families, couples, or downsizers alike.

The ground floor features a welcoming hallway with a convenient WC, leading to a generous lounge with a feature fireplace and plenty of natural light. The contemporary dining kitchen is well-appointed with sleek units, integrated appliances, and ample workspace, with French doors opening directly onto the rear garden, creating an excellent flow for entertaining and family life. Upstairs, the property boasts three well-proportioned bedrooms, including a spacious principal room with excellent storage, alongside a modern family bathroom finished to a high standard. Externally, the rear garden has been thoughtfully landscaped to include a patio area, seating space, and a lawn section with an attractive summerhouse. Perfect for outdoor dining or simply relaxing, the garden offers both privacy and low maintenance appeal. To the front, a monoblock driveway provides off-street parking and leads to an attached garage. This home is move-in ready, combining modern style with practical living spaces, all within a highly desirable location.



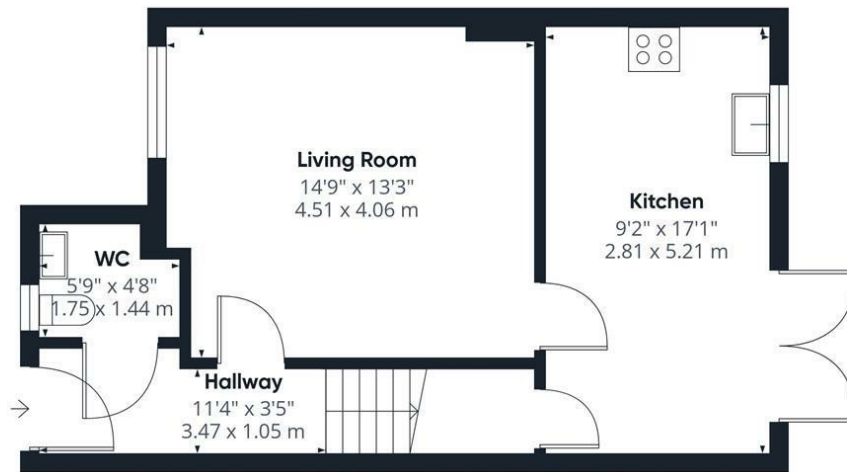


Location

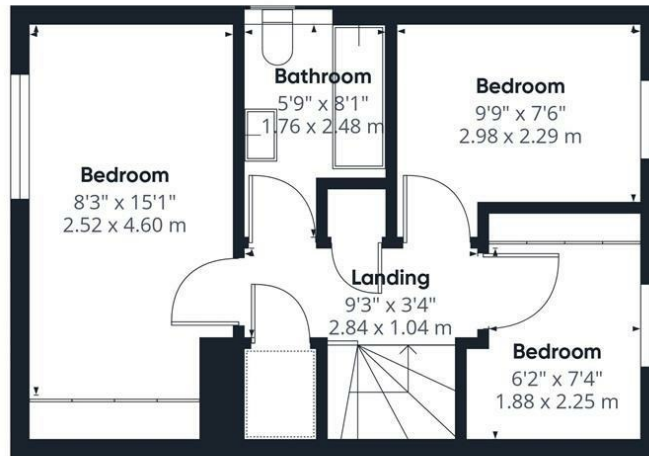
Scone is one of Perthshire's most sought-after villages, known for its welcoming community, excellent amenities, and close proximity to Perth city centre. Local facilities include shops, cafés, and primary schooling, with secondary education available nearby in Perth. The area is well-served by bus routes and road links, making commuting straightforward. For leisure, Scone Palace and its stunning grounds are just a short walk away, while Perth city centre offers a wider range of shopping, dining, and cultural attractions. With scenic countryside on the doorstep and excellent transport connections, Scone is a fantastic place to live for families and professionals alike.







Ground floor



Floor 1



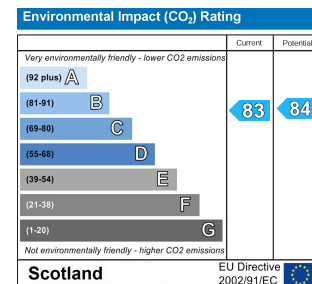
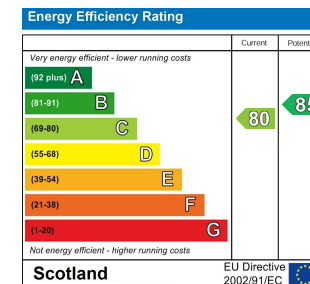
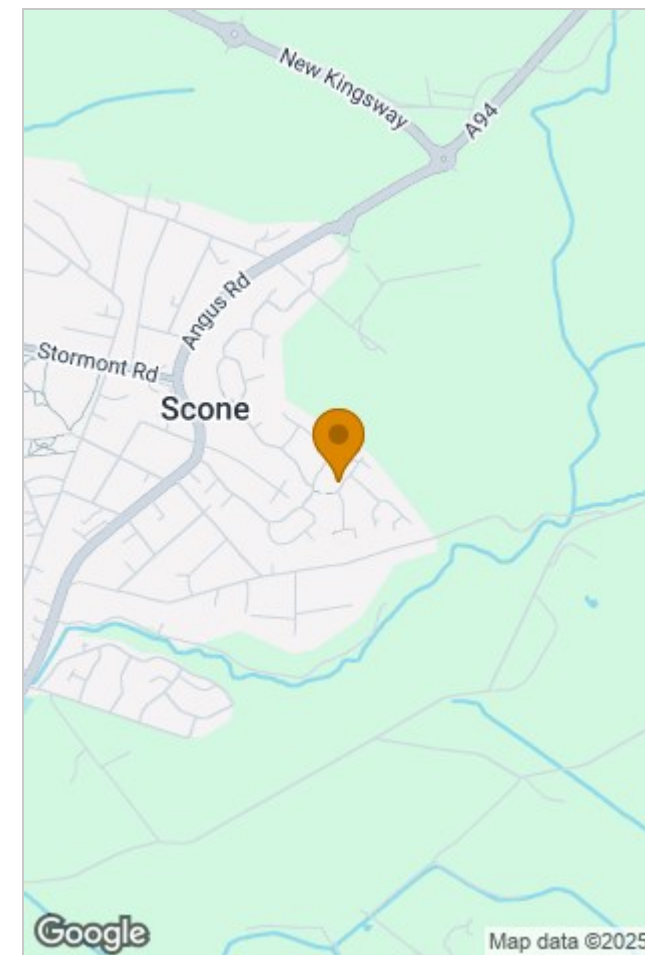
Approximate total area⁽¹⁾

816 ft²
75.7 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.

GIRAFFE360



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.

Inveralmond Business Centre 6 Auld Bond Road, Perth, Perthshire, PH1 3FX

T. 01738 260 035 | hello@wearepossible.co.uk

wearepossible.co.uk

