

**25 Cherrylea,
Auchterarder, PH31QG**

**JAMESON
+ MACKAY**
SOLICITORS AND ESTATE AGENTS



- + *Detached Bungalow*
- + *Bright and Spacious Accommodation*
- + *Private Garden*
- + *Offers Over £350,000*



1
Public Rooms



3
Bedrooms



2
Bathrooms

T: 01738 630 350

Accommodation

A great opportunity to purchase this well presented 3 bedroom detached Bungalow. The property is located in a sought after, quiet residential area in Auchterarder. Being a short distance from the centre of the bustling town, it is perfectly located to enjoy the peaceful setting. Auchterarder's amenities include; nursery and schooling, restaurants and bars, shops, clothing boutiques, grocery stores, Gleneagles Hotel, golf courses and many more.

The property boasts bright and spacious accommodation, finished to an extremely high standard having just been newly renovated, a private back garden with lawn, patio and decking

and a front garden with large driveway, nestled in a small cul-de-sac. Auchterarder offers easy access to the A9, which will be ideal for commuters.

The property comprises; lounge, fitted kitchen with breakfast bar, 3 well sized bedrooms with wardrobes, a W/C with new walk in shower, utility room and a detached garage with power. The property includes many key features like gas central heating, ample storage space and double glazing.

EPC - C

Council Tax Band - E













to view:
T: 01738 630 350
E: property@jamesonmackay.co.uk

**JAMESON
+ MACKAY**
SOLICITORS AND ESTATE AGENTS



Lounge: 3.87 x 5.07 Approx. Measurements
 in Meters

Vestibule: 1.29 x 1.36

Master Bed: 3.13 x 3.49

En-suite: 1.59 x 1.93

Hall: 3.38 x 0.86

Bathroom: 1.66 x 2.70

Kitchen: 3.27 x 3.37

Utility: 2.85 x 1.44

Bedroom 2: 2.79 x 3.23

Bedroom 3: 2.39 x 4.39

YOUR PROPERTY SPECIALISTS

1 Charlotte Street, Perth PH1 5LP
T: 01738 630 350 F: 01738 630 264

71 High Street, Auchterarder PH3 1BN
T: 01764 663 830 F: 01764 663 135

