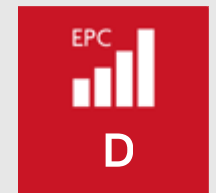
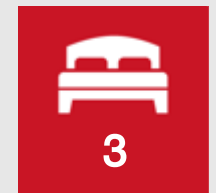




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Arisaig, College Road, Methven,
Perth PH1 3PB





Summary

Detached Dorran-constructed bungalow with well-proportioned and flexible accommodation comprising living/dining room, kitchen with space for dining, three double bedrooms and family bathroom. Further features include a rear porch, a handy utility cupboard and access to an attic room via a Ramsay ladder. Externally, the good-sized garden is a standout feature. Now in need of internal modernisation, this is a rare chance to secure a detached bungalow in a desirable village setting and tailor it to your own style. Early viewing is highly recommended to fully appreciate the location, outlook, and potential on offer. Please note: The subjects are of Dorran (PRC) non-standard construction Prospective purchasers should seek independent mortgage advice prior to offering.

Features

- Detached three-bedroomed Bungalow
- In Need of Modernisation
- Ideal for Families and Downsizers
- Elevated Plot with Hill views
- Living/Dining Room
- Breakfasting Kitchen
- Family Bathroom
- GCH; DG; EPC - D
- Generous garden
- Convenient for Village amenities

Room Measurements

Living/Dining Room: 17'11 x 12'11 (5.46m x 3.93m)

Breakfasting Kitchen: 13'0 x 10'6 (3.95m x 3.20m)

Shower Room: 7'11 x 5'4 (2.42m x 1.63m)

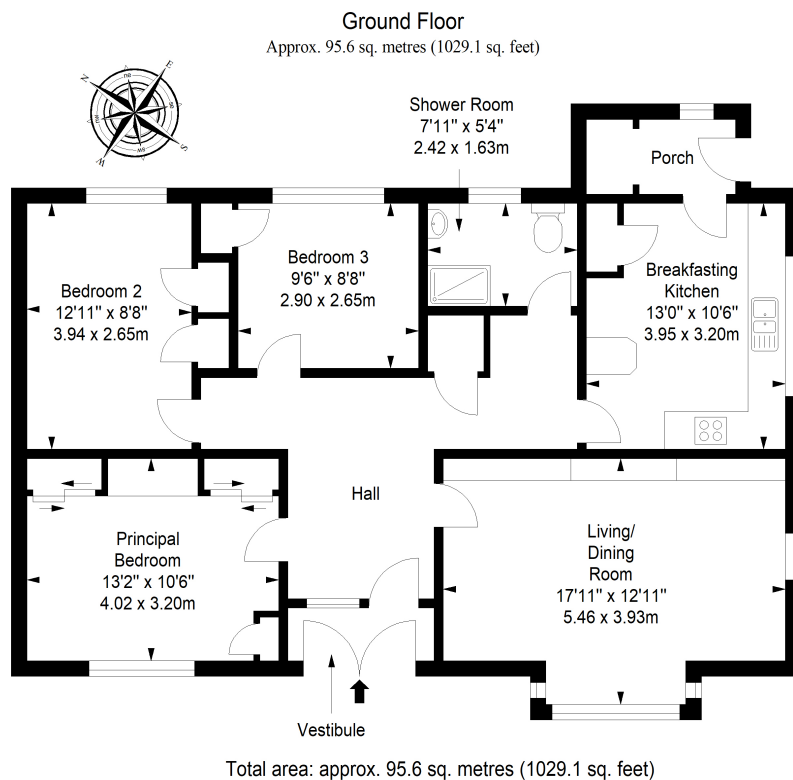
Bedroom 1: 13'2 x 10'6 (4.02m x 3.20m)

Bedroom 2: 12'11 x 8'8 (3.94 x 2.65m)

Bedroom 3: 9'6 x 8'8 (2.90m x 2.65m)



Floorplan



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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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