



 **clyde**
PROPERTY

4 GREY ROW
RUTHVENFIELD
PERTHSHIRE PH1 3JR

 [To view the HD video click here](#)

clydeproperty.co.uk





A bright and spacious two bedroom traditional upper apartment within a highly sought after semi rural location in Ruthvenfield on the outskirts of Perth.

Ruthvenfield offers excellent local amenities including well regarded schooling, a great bus service and easy motorway access. The property enjoys open countryside views to the front and rear.

The property is entered via a private staircase from the rear of the building with accommodation in full comprising; entrance hallway, generous sitting room with wood burning stove, fitted kitchen, two bedrooms, additional study/home office and a well appointed bathroom. The property is further enhanced by gas central heating and double glazed windows.

To the rear is large private garden backing onto the recreational fields. Residents parking is found to the front of the property.

AT A GLANCE

Traditional upper apartment

Two bedrooms

Sitting room with wood burning stove

Fitted kitchen

Home office/Study

Bathroom

THE FINER DETAIL

Gas central heating

Double glazing

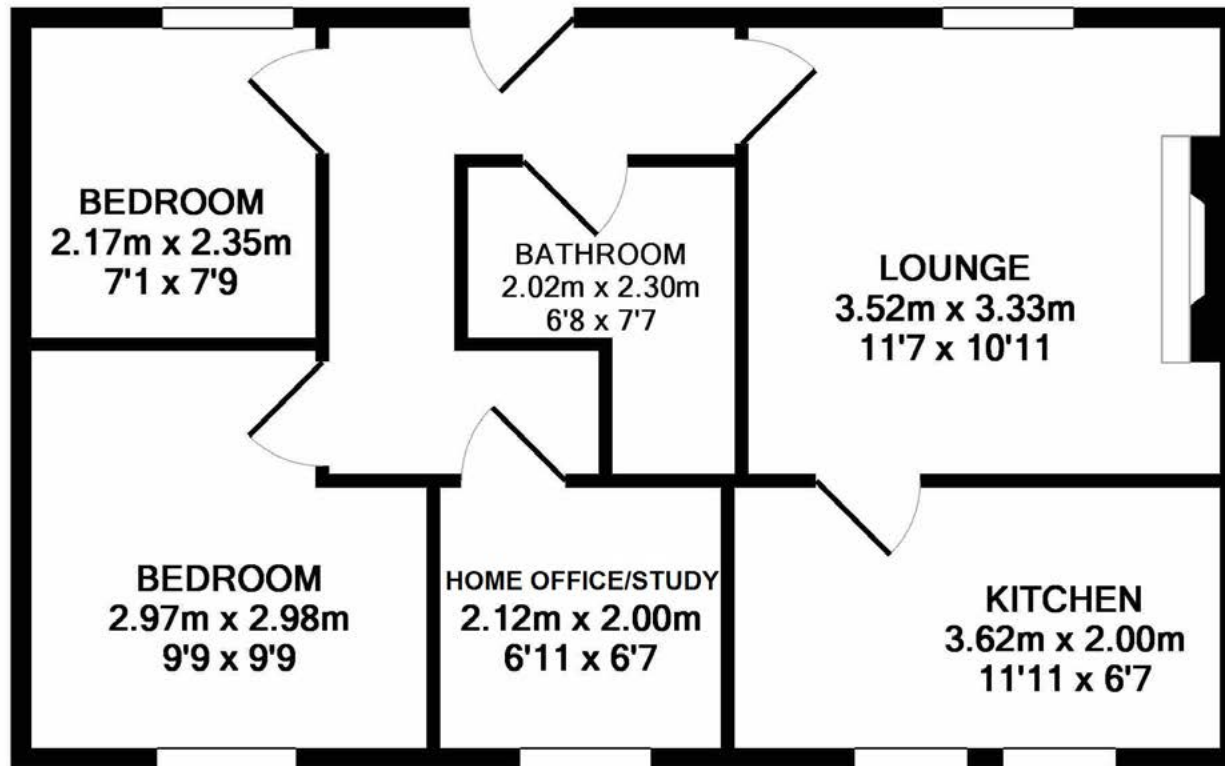
Large private garden to the rear

Residents parking to the front of the property

EPC Band C







4 GREY ROW
RUTHVENFIELD
PERTSHIRE PH1 3JR

Approx gross internal area 516 sqft | 48 sqm
Property reference XH1374

Whilst this brochure has been prepared with care, it is not a report on the condition of the property. Its terms are not warranted and do not constitute an offer to sell. All area and room measurements are approximate only. Floorplans are for illustration only and may not be to scale. All measurements are taken from longest and widest points.

Find out more contact Clyde Property Perth: 26 George Street, Perth PH1 5JR. T: 01738 507070 F: 01738 629439 E: perth@clydeproperty.co.uk

