

**1 County Place,
Stanley, PH1 4NE**

**JAMESON
+ MACKAY**
SOLICITORS AND ESTATE AGENTS



- + *Ground Floor Flat*
- + *Quiet Residential Location Close To Schools & Amenities*
- + *Possibility To Create Private Parking*
- + *Offers Over £69,000*



1
Public Rooms



2
Bedrooms



1
Bathrooms

T: 01738 630 350

Accommodation

Nestled between the centre of the ever popular village of Stanley, the magnificent old church and the banks of the River Tay, this is a spacious 2 bedroom ground floor flat with front terrace and large garden all located at the end of a quiet cul-de-sac.

A well maintained property which with a little modernisation, could be transformed into a highly desirable residence.

A spacious front patio with a lovely view of the church – the perfect place for a coffee, however also offering the possibility of off street parking

A huge enclosed garden backing on the river bank and just waiting to be developed

A large living room diner with a view to the gardens opposite

2 double bedrooms both with fitted wardrobes

A beautifully bright galley kitchen

Spacious bathroom with scalloped trim bath suite and floor to ceiling tiles

Lots of built in storage

Proximity to the A9 makes this an ideal commuter location
Electric Heating & Double Glazing

EPC: E

Council Tax Band: A

LIVING ROOM 4.6m x 3.6m

KITCHEN 3.4m x 2.5m

BEDROOM 4.0m x 2.8m

BEDROOM 4.0m x 2.6m

BATHROOM 2.3m x 1.5m













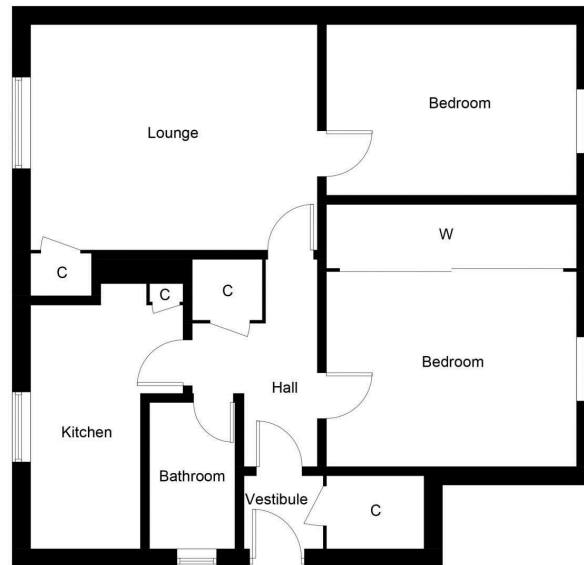
to view:

T: 01738 630 350

E: property@jamesonmackay.co.uk

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Ground Floor

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BEDROOM
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BATHROOM
2.3m x 1.5m

YOUR PROPERTY SPECIALISTS

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