

**Lower Ground Flat,
69 George Street,
Perth, PH1 5LB**

**JAMESON
+ MACKAY**
SOLICITORS AND ESTATE AGENTS



- + *Lower Ground Floor Flat*
- + *Town Centre Location*
- + *Close To All Amenities & Transport Links*
- + *Offers Over £40,000*



1

Public Rooms



1

Bedrooms



1

Bathrooms

T: 01738 630 350

Accommodation

Located in the heart of Perth and close to the River Tay, this delightfully quirky studio apartment is ideal for a first time buy or buy to let.

Compact and yet surprisingly spacious, the flat has all amenities and parks on its doorstep and, with some imagination and modernisation could be transformed into a little gem.

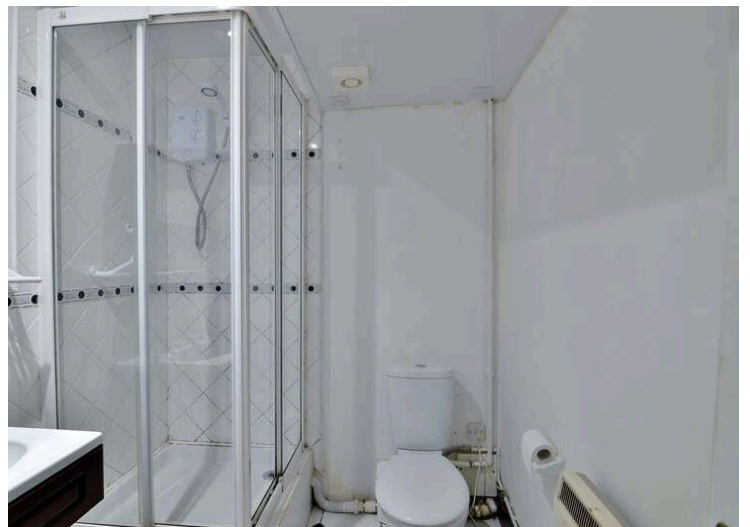
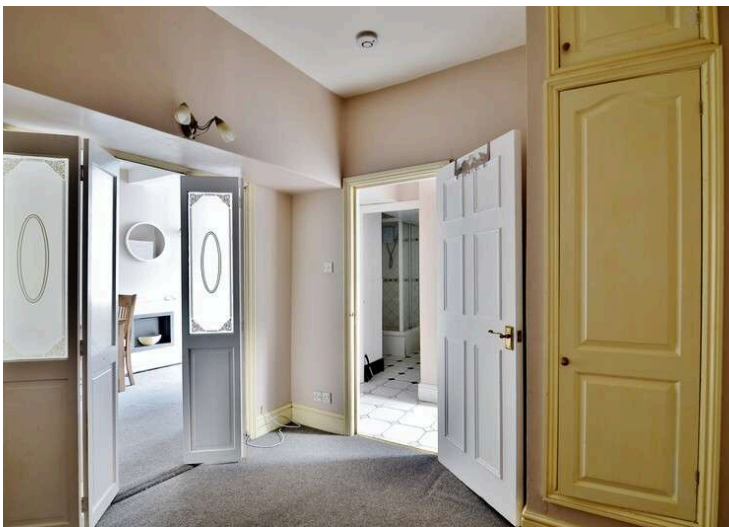
Entered via a close secured by a door entry system, a stone staircase winds down to the basement flat where one is greeted by an entrance hall with tiled floor.

A large open plan living space with a lovely old double glazed window providing plenty of light and an alcove area at one end, with a spacious fitted kitchen and dining area at the other.

Original bi-fold glass paned doors open into the sleeping area which benefits from a fitted cupboard.

The shower room with white electric shower suite, white tiles and a Saniflo toilet completes the ensemble.





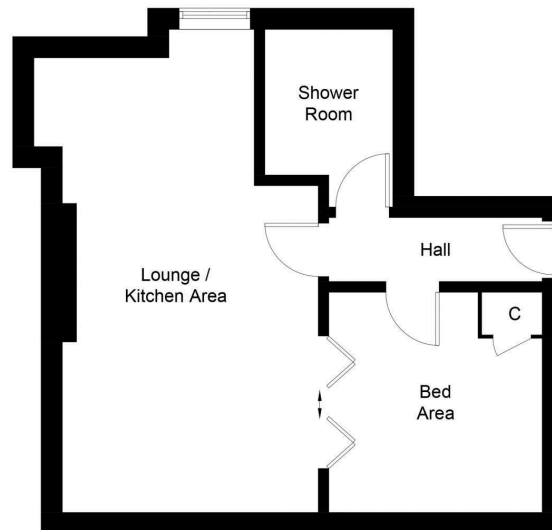
to view:

T: 01738 630 350

E: property@jamesonmackay.co.uk

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Lower Ground Floor

LIVING AREA 6.5m x 3.1m

SLEEPING AREA 3.1m x 2.9m

SHOWER ROOM 2.3m x 1.8m

YOUR PROPERTY SPECIALISTS

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