

Simple Approach



3 North Range Stanley Mills, Perth

PH1 4RE

Offers over £159,950

3 North Range Stanley Mills, Perth, PH1 4RE

Situated in the village of Stanley, this ground floor apartment comes to the market in excellent move in condition and enjoys contemporary interior throughout each generously proportioned living space. This home enjoys a peaceful village setting all whilst being just a short distance away from Perth City Centre.

Immaculately presented throughout this home offers modern living, set within the historic area that is Stanley Mills. Offering character and charm, this lovely home comprises of; a bright and spacious open plan lounge / kitchen with high ceilings and large windows giving a bright and airy feel, two generous bedrooms and a chic bathroom. Stanley Mills enjoys picturesque surroundings and benefits from electric central heating, single glazing and ample residential parking. Viewing is essential to appreciate the overall fantastic property on offer here at North Range, Stanley Mills.

Lounge / Kitchen

17'8" x 13'7" (5.39 x 4.15)

Master Bedroom

9'9" x 10'9" (2.98 x 3.28)

Bedroom Two

11'2" x 8'2" (3.41 x 2.51)

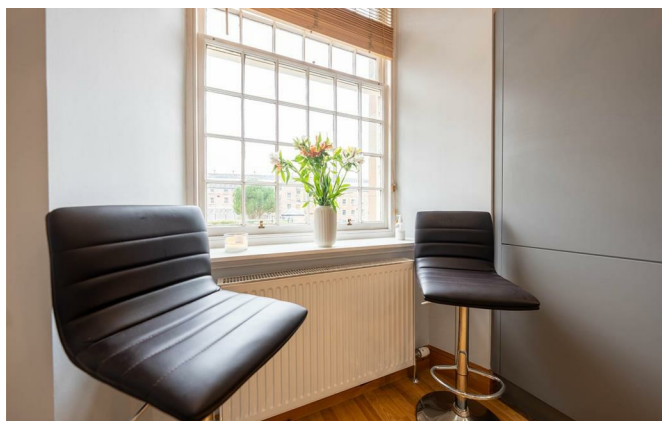
Bathroom

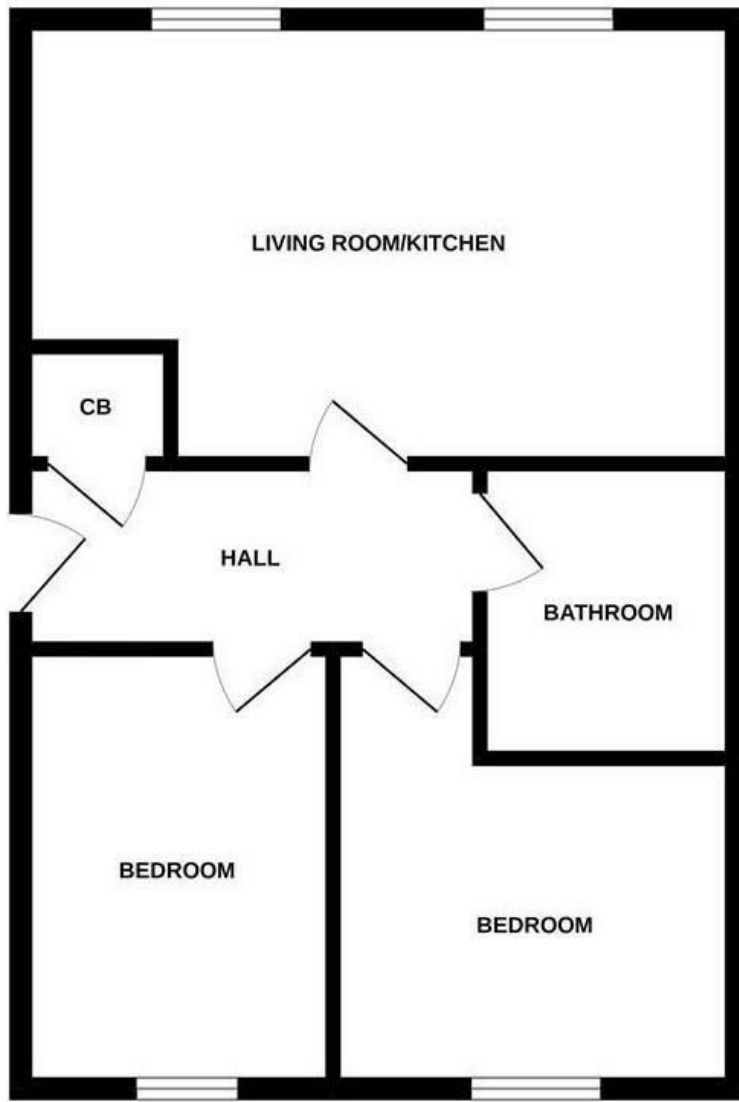
7'3" x 5'4" (2.21 x 1.65)





- Ground Floor Apartment
- Open Plan Kitchen / Lounge
- Historic Area
- Immaculately Presented Throughout
- Chic Bathroom
- Picturesque Views
- Two Generous Bedrooms
- Ample Residential Parking





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		72
(55-68) D		
(39-54) E	51	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
Scotland		EU Directive 2002/91/EC
Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		68
(21-38) F	47	
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
Scotland		EU Directive 2002/91/EC