



6 Muirend Gardens, Perth, PH1 1JN
Offers over £172,500

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6 Muirend Gardens Perth, PH1 1JN

- Semi-detached bungalow
- Large lounge with fireplace
- Modernised shower room
- Private front and rear gardens
- Peaceful residential location
- Two spacious bedrooms
- Separate dining room/sunroom
- Ample storage throughout
- Long driveway and detached garage
- Gas central heating and double glazing

CLOSING DATE SET FOR TUESDAY 22ND JULY AT 12NOON

Set within a peaceful residential street in the desirable Oakbank area, 6 Muirend Gardens is a spacious two-bedroom semi-detached bungalow offering generous accommodation, well-maintained gardens, and ample off-street parking – all on one level. With excellent potential to modernise, this home is ideal for downsizers, first-time buyers, or those seeking a quiet spot close to amenities.

The accommodation comprises a large lounge with fireplace and large front-facing window, a practical kitchen with great storage and workspace, and an adjoining dining room/sunroom offering direct access to the rear garden. Both bedrooms are well-proportioned – the larger of the two features fitted wardrobes and storage. The shower room has been tastefully modernised with a walk-in shower, vanity unit and heated towel rail. Outside, the front garden is laid with gravel for low maintenance and enhanced parking, while the fully enclosed rear garden features gravel pathways, established shrubs, and great privacy. There's also a long driveway leading to a detached garage/workshop. With gas central heating, double glazing and great storage throughout, this home is ready to move into while still offering scope to personalise. Early viewing is recommended for this versatile and well-located property.

Offers over £172,500





Location

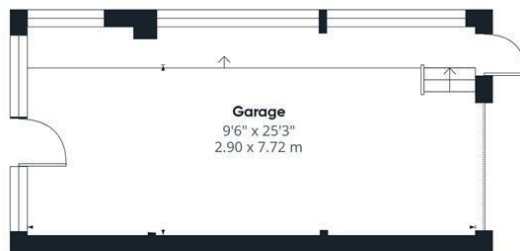
Oakbank is a popular residential area in Perth, offering a quiet and family-friendly atmosphere while remaining within easy reach of local amenities. Muirend Gardens enjoys excellent access to shops, schools, and public transport, with Perth city centre just a short drive or bus journey away. The area benefits from nearby parks, scenic walks, and convenient road links to the A9 and M90 – ideal for commuters. With a mix of established properties and a strong community feel, Oakbank continues to attract those seeking a well-connected, peaceful location that's close to everything Perth has to offer.







Ground floor Building 1



Ground floor Building 2

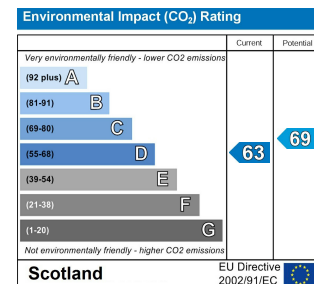
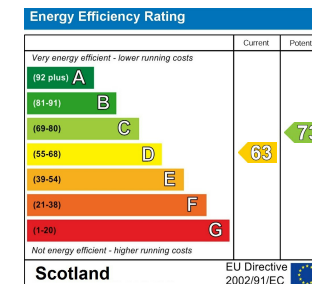
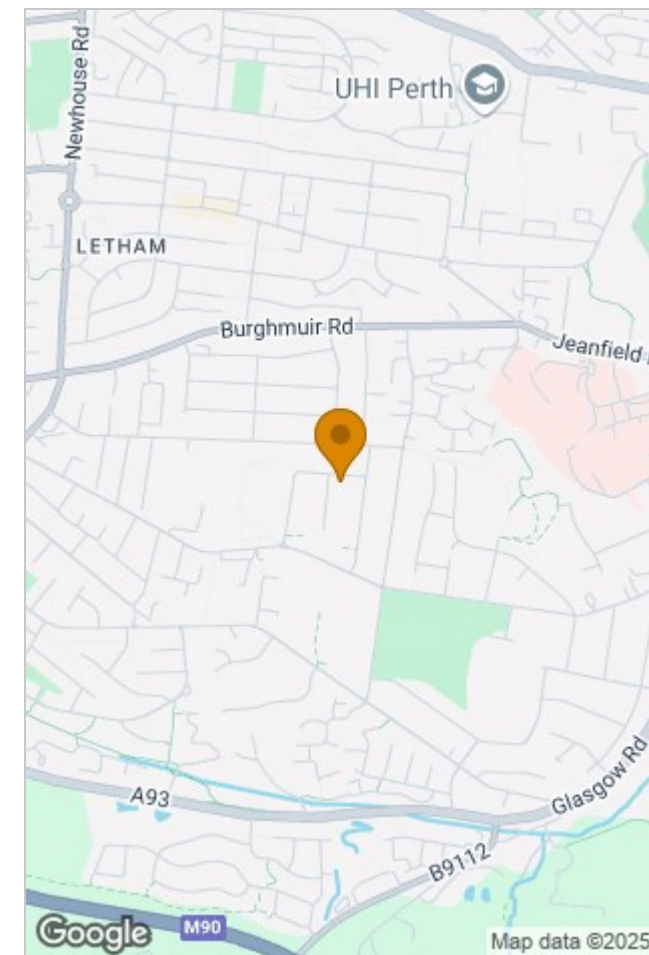


Approximate total area⁽¹⁾
963 ft²
89.4 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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Viewing

Please contact our Perth Office on 01738 260 035 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.