







## 63 Angus Road, Scone, PH2 6RB

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Beautifully presented quirky one bedroom house in the quiet Perthshire village of Scone with private garden at back, parking and small garden to the front. The entrance at front brings you into a small hall with an adjacent toilet, turn left and you'll find the lounge area with wood burning stove and on the right is the bedroom and bathroom with separate shower and bath. From the hall you go downstairs to a lovely kitchen area complete with an island, a large range and the back door where you have access to the garden. Please note whilst the property comes with a washing machine, dishwasher and fridge, these will become the responsibility of the tenant. There is also a floored attic which has a separate room and attic space and the property also benefits from GCH and DG, it is also pet friendly. Landlord Registration:TBC EER:D Council Tax Band:C

## BASE INFORMATION:

Rooms : 1 Bed : 1 Bath : 2