

NO 6. BLAIR HILL
UPPER ALLAN STREET
BLAIRGOWRIE, PH10 6HJ

FIXED PRICE £265,000



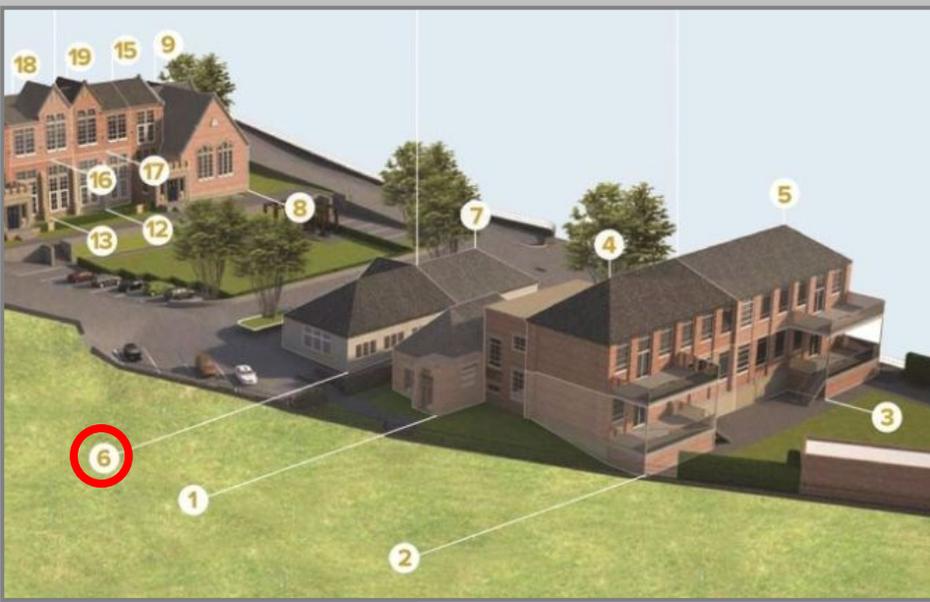
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BLAIR HILL

www.blairhillresidence.co.uk

STUNNING TWO BEDROOM SEMI-DETACHED BUNGALOW WITH PRIVATE GARDEN

NO 6. BLAIR HILL



- ◆ Two Bedroom Cottage
- ◆ High quality finish
- ◆ Private Garden
- ◆ Parking space
- ◆ Kitchens by Kitchens International
- ◆ All tiling by Fired Earth
- ◆ Underfloor heating throughout

Blair Hill Residence is a beautiful collection of one, two & three bed apartments set in the picturesque town of Blairgowrie. This impressive conversion of the former primary school offers a wealth of history and character complimented by contemporary design. Quietly located overlooking the town and the Perthshire hills beyond yet ideally placed for commuting to the wider Perthshire area. Blair Hill Residence offers a variety of one, two and three bedroom apartments all of which have been designed to maximise light & space. With 3 separate buildings offering a variety of options there is something for everyone. The initial phase comprises a classic of its time, a 1940's post-war concrete and brick structure comprising five apartments and the original school canteen. The 5 apartments have impressive 4m high ceilings and large south facing windows these beautiful apartments enjoy South East facing views over the town and hills. The 'school canteen' has been beautifully restored to offer 2 bedroom apartments with private gardens.

The second phase is the largest & most prominent, the beautiful original Victorian school house built in 1876 features 13 lovingly converted apartments, each carefully designed to retain and accentuate the classical design and feel of the original building. There is also the unique opportunity to purchase a single plot, peacefully located at the back of the development with full planning in place for a 3 bedroom family home with private garden and parking for two cars.









These particulars are believed to be correct, but their accuracy is not guaranteed and they do not form part of any contract. All measurements shown are approximate only.



Development Benefitting from beautiful communal grounds, along with many apartments also benefitting from their own private landscaped gardens. A key feature of the landscape design is a central communal garden area, boasting ornamental shrubs and herbaceous planting, and a peaceful seating area with shrub planting and pergola. The gardens are designed and laid out for all residents to enjoy now and well into the future when the gardens reach their maturity. Each property has high quality fitted kitchens (Kitchens International), contemporary & unique bathrooms by Happy D.2, and engineered oak flooring throughout.

Developer Corryard was founded in 2006, and since then the reputation has grown steadily. Corryard is a full service building contractor & developer, with renovation of old and listed properties being an area of expertise. Based in Crieff and carry out building work throughout Scotland.

Mission To provide the highest quality finished product and clear, honest and open communication throughout the build process. Client satisfaction is central with superior communication, focused client satisfaction together with a high quality workmanship.

Awards In 2010, Corryard won the Scottish & UK award from the Federation of Master Builders, for the Best Large Renovation in the UK which was given for the conversion of Locherlour Mill, outside Crieff, into a wonderful 9 bedroom family home. In 2013, we won the Scottish Homes Award and also the Herald Property Award for Renovation of the Year for converting Wester Deuglie farm steading into a family home. This year, Corryard was shortlisted for the Scottish Homes Award for Conversion of the Year for our work at Dalmhor House in Crieff, we creatively converted a Victorian villa in 3 large apartments and coach house, all of which sold off plan before completion.

TO ARRANGE A VIEWING, REGISTER INTEREST OR FOR FURTHER INFORMATION CONTACT

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