



Railway Cottage | Faskally Pitlochry | PH16 5LA

- RECEPTION ROOMS 2
- BEDROOMS 3
- BATHROOMS 2
- CONSERVATORY
- LARGE DRIVEWAY
- CLOSE TO PITLOCHRY



OFFERS OVER
£250,000

RAILWAY COTTAGE

Located just outside the highly desirable town of Pitlochry in the peaceful area of Faskally, this charming three-bedroom railway cottage beautifully blends character with modern comfort.

The heart of the home is the cosy living room, complete with a log burner, perfect for relaxing evenings. A stunning vaulted-ceiling garden room floods the space with natural light and features doors opening directly onto the garden, creating a seamless indoor-outdoor flow.

The spacious kitchen diner provides an excellent setting for family meals and entertaining, while a family bathroom, downstairs cloakroom, and utility room offer excellent practicality for everyday living. Externally, a driveway offers ample parking, complemented by a garden shed for additional storage.

The outdoor space features a decking area ideal for al fresco dining, a well-maintained lawn, and mature trees that provide both privacy and a picturesque setting.

Perfectly positioned close to the beautiful Faskally Woods, the property offers immediate access to scenic woodland walks, lochside paths and seasonal attractions, while remaining just minutes from nearby Pitlochry.

A delightful home offering warmth, character and an enviable lifestyle in a sought-after Highland setting.

LOCATION

Pitlochry is a popular tourist destination in the heart of Highland Perthshire.

Located just off the A9, it is easily accessible by road and rail with good bus services and direct train services to London and Inverness including the Caledonian Sleeper Service.

The town benefits from a good variety of shops, restaurants and cafes, a medical centre, community hospital, veterinary surgery, town hall, leisure centre and an all-through school from 2-16 years, plus many attractions including Pitlochry Festival Theatre, The Dam Visitor Centre and Salmon Ladder and a good network of walking & cycle routes.





DIRECTIONS

From our office in Pitlochry head north along Atholl road and continue along the A924 for about a mile. Pass the entrance to Faskally House on your left and take the next right following the road up and round to the left to access Railway Cottage.

FIXTURES & FITTINGS

All fixtures and fittings are included in the sale unless otherwise stated.

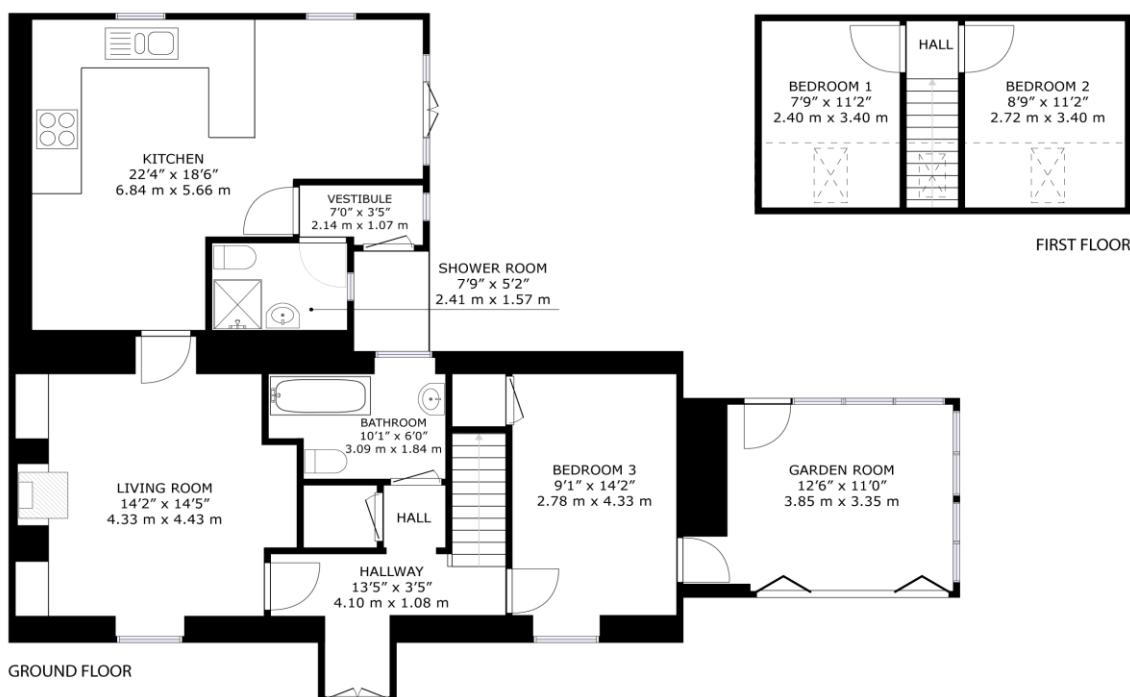
VIEWINGS

By appointment with J & H Mitchell Solicitors & Estate Agents.

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EPC RATING D

COUNCIL TAX BAND C



Railway Cottage, Faskally PH16 5LA

GROSS INTERNAL AREA
GROUND FLOOR : 1033 sq. ft, 96 m², FIRST FLOOR : 220 sq. ft, 20.4 m²
TOTAL: 1253 sq. ft, 116.4 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

Whilst every attempt has been made to ensure the accuracy of the details in these sales particulars, any measurements of doors, windows, rooms, other items and distances are purely for illustrative purposes and should be taken as a guide. Nothing in these particulars is a statement as to the structural condition of the property, poor or otherwise, nor that any services, appliances, facilities or equipment are in good working order. Prospective purchasers should satisfy themselves on such matters prior to purchase.