

# 19 Ramsay Crescent

BURNTISLAND, FIFE, KY3 9JL



*Beautiful four-bedroom detached house  
in a popular residential location*



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19 Ramsay Crescent is a beautifully presented detached family villa presented in immaculate order both inside and out.

# THE LOUNGE



The property features a welcoming reception hall with stairs leading to the upper level and a handy downstairs WC. The lounge is pleasantly situated at the front of the property with an attractive front-facing window flooding the room with natural light.

# THE KITCHEN



The wonderful kitchen to the rear is truly the heart of the home and offers a good selection of floor and wall-mounted modern units. There is ample space for a breakfast table and chairs and French doors lead directly to the sunroom which is the perfect place to unwind. The dining room/family room is also quietly located to the rear with an attractive outlook of the garden. There is a handy utility room with direct access to the garden.



# THE SUN ROOM & DINING ROOM





To the upper level, there are four generous-sized bedrooms, with the master offering a stylish en-suite shower room. The four-piece family bathroom completes the accommodation on offer. The property features double glazing and gas central heating.

## THE BATHROOM



# BEDROOM 1



four generous-sized bedrooms, with the master offering a stylish en-suite shower room



# BEDROOM 2



# BEDROOM 3





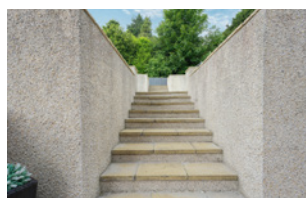
# BEDROOM 4



There is a good-sized driveway with direct access to the double garage. The gardens have been beautifully landscaped for easy maintenance and are highly secluded offering a great deal of privacy. A Summer house is elevated to the rear with power, the perfect place for those summer nights of entertaining.

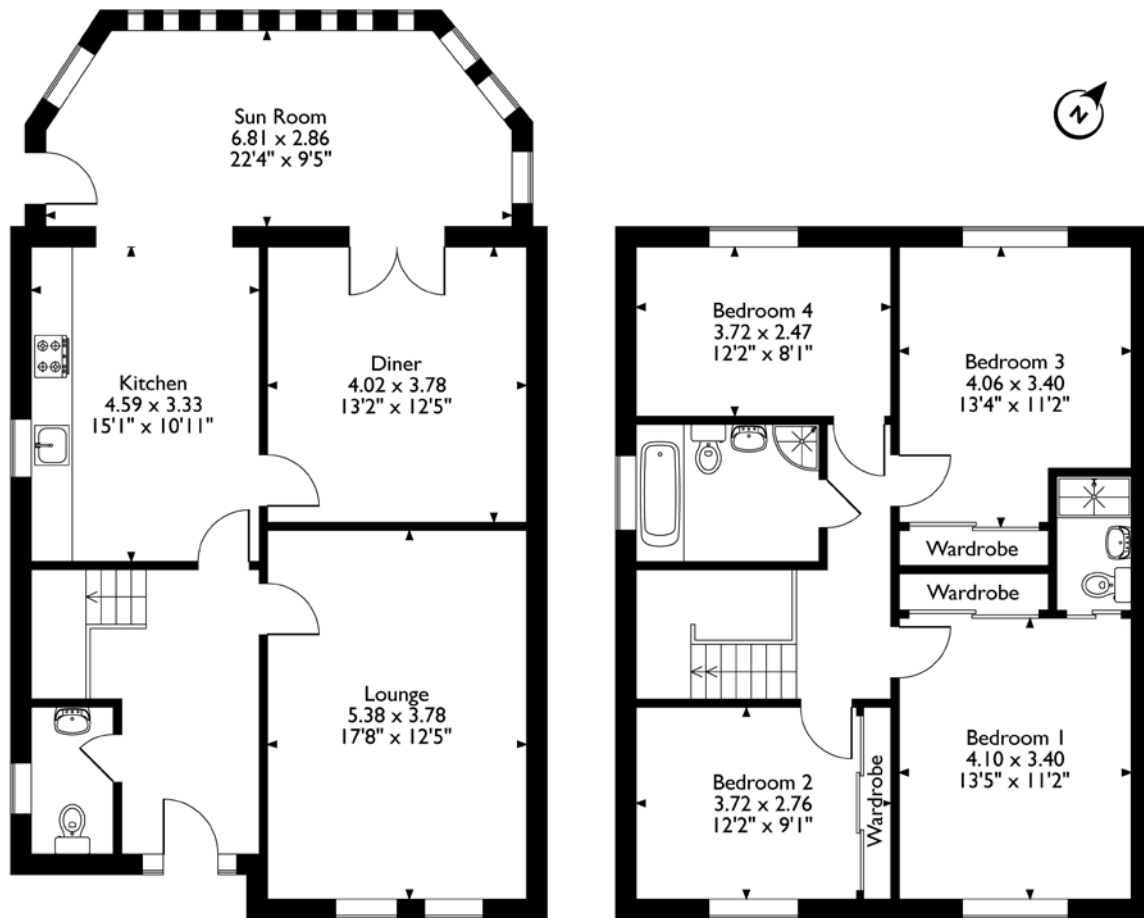
Viewing is highly recommended to appreciate the accommodation on offer.

# EXTERNALS





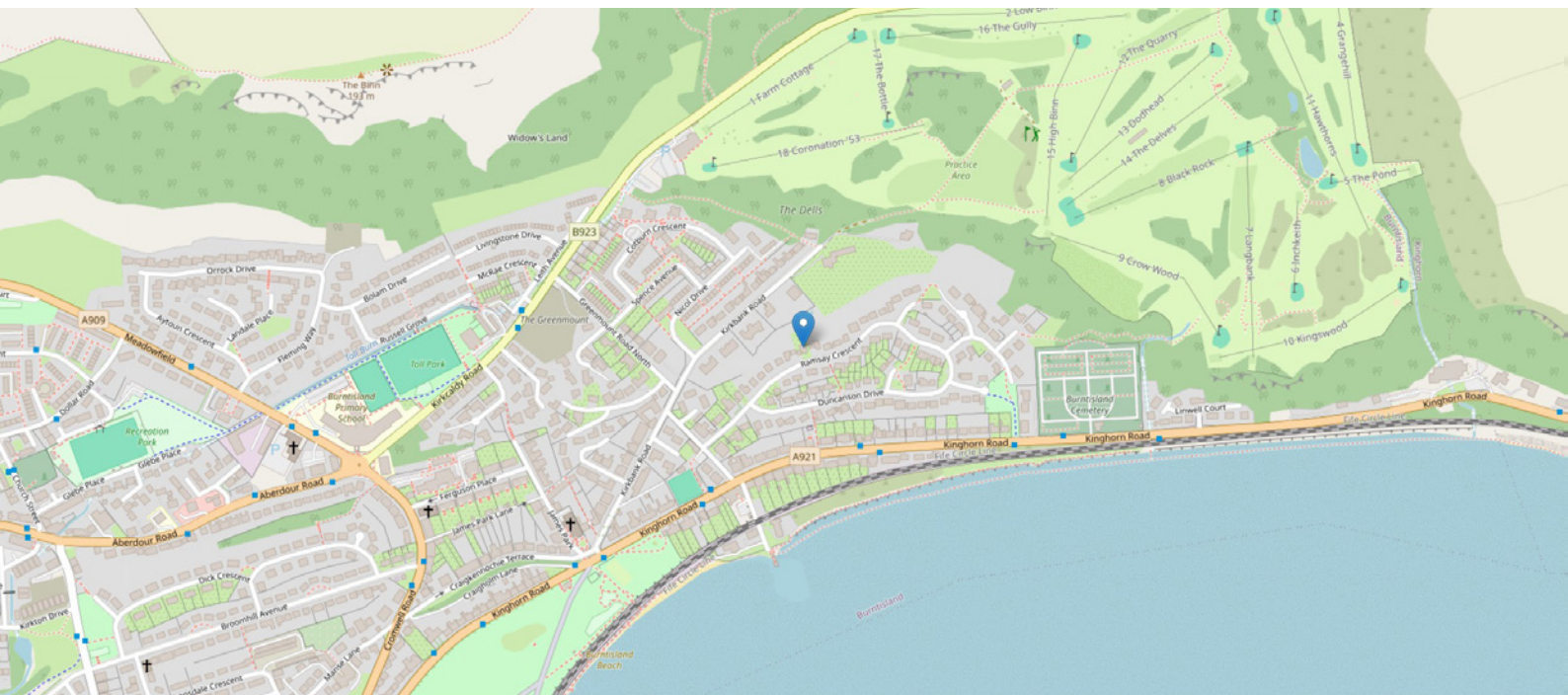
# FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m<sup>2</sup>): 153m<sup>2</sup> | EPC Rating: C

Extras: Floor coverings, light fittings, blinds, window dressings and integrated appliances.



# THE LOCATION

Burntisland is a delightful coastal town to the east of the Forth bridges upon the shores of the Firth of Forth. Within the Burntisland which oozes charm and character there is a selection of shopping for everyday requirements and a local primary school of good repute.





The majority of secondary school pupils attend Balwearie High School in nearby Kirkcaldy. Burntisland is known for its sandy Blue Flag beach, the 15th century Rossend Castle, and its traditional summer fair and Highland games day. To the north of the town, a hill called The Binn is a landmark of the Fife coastline. Burntisland railway station serves the town and provides direct links with, amongst other stops, Kirkcaldy to the north and Edinburgh to the south and there are regular bus services.



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