



Stevenson Marshall
Property & Law

Balcairn
Viewfield Terrace, Dunfermline, KY12 7HY

Offers over £575,000

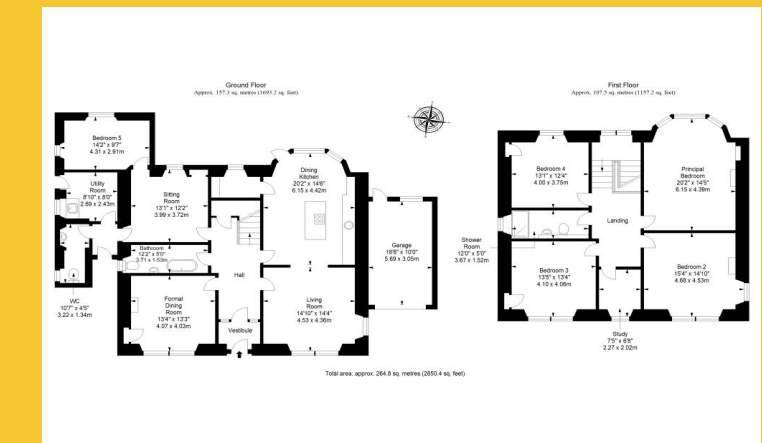
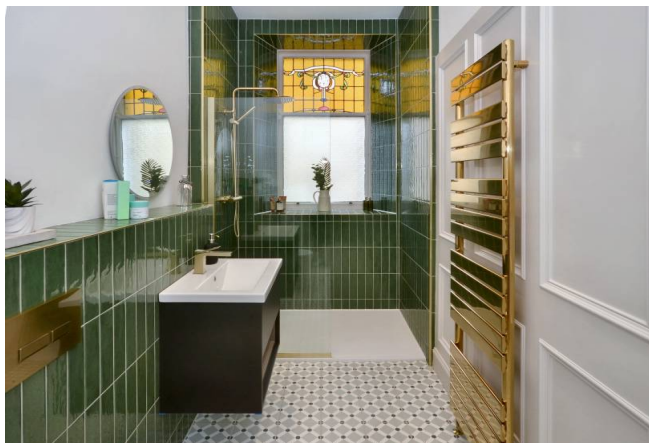
Balcairn, Viewfield Terrace, Dunfermline

A stunning detached stone-built villa recently renovated to a high standard throughout, offering most impressive accommodation over two floors.

The most impressive flexible accommodation includes, an entrance vestibule, reception hallway (with feature staircase), lounge, bay windowed breakfasting kitchen (with high specification integrated appliances and large breakfast bar), store room, dining room, sitting room, double bedroom off, rear hallway, WC/cloaks, fitted kitchen, luxury bathroom, upper landing, master bedroom, three further double bedrooms, study and luxury shower room. Floor area: 157.3 square meters (1693.2 square feet).

Gas central heating and double-glazed windows are installed. There are luxury deep pile carpets, feature staircase runner, quality LVT flooring (Luxury Vinyl Tile) and beautiful Victorian features remain throughout, such as deep skirting, high ceilings, fireplaces, embossed cornices and stained glass windows.





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The mature walled gardens offer a host of trees, stone pillars, pathways, lawn chipped areas, and maximum privacy to rear. There is a generous decked area with feature glass balustrade and the property boasts new cast iron gates to front. A garage and two driveways provide ample off-street parking for several vehicles.

Viewfield Terrace is located within the heart of Dunfermline close to Dunfermline High Street, railway station, Carnegie Hall and public parks. For the commuter, easy access can be gained to the M90 Motorway with direct links to Edinburgh, Perth, Dundee and central Scotland via the Kincardine Bridge.

Viewing: An appointment to view can be made by contacting selling agents on 01383 721141



Do you have a property to sell?

We would be delighted to provide you with pre-sale advice and a free valuation of your existing home without obligation.

Please contact our Property Manager Amanda Newby (MNAEA) or a member of our property department on **01383 721141** to arrange your free home visit. We can also be contacted by email or via our Stevenson & Marshall website and Facebook page.



Interested parties are advised to contact our Property Department as soon as possible or instruct their Solicitor to NOTE INTEREST on their behalf. This will ensure they will be advised if a closing date for offers is set or if an offer is received. A note of interest holds no contractual obligations for the purchaser or seller

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Whilst every care is taken in the preparation of these particulars, please check all dimensions and floor plan shapes, as these particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations.