



## 351 TARANSAY PARK GLENROTHES, KY7 6RS

**£65,000**  
**FREEHOLD**

New for sale a spacious 1st floor flat in popular residential location ideal for First Time Buyers of Investors looking for rental potential. Award Winning Home Sweet Estate Agents Fife are delighted to offer for sale this move in condition home comprising: Vestibule - Entrance Hall - Lounge/ Diner - Fitted Kitchen - Double Bedroom - Bathroom/WC. Benefiting from DG- Electric Heating - EPC E - HOME REPORT £68,000. Externally shared garden to rear. View Now!



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your local property experts



# 351 TARANSAY PARK

• SPACIOUS FIRST FLOOR FLAT • DG-  
ELECTRIC HEATING - EPC E - HOME REPORT  
£68,000 • LOUNGE/ DINER • DOUBLE  
BEDROOM • BATHROOM/WC • FITTED  
KITCHEN • SHARED GARDEN • IDEAL  
STARTER HOME



## FULL DESCRIPTION

New for sale a spacious 1st floor flat in popular residential location ideal for First Time Buyers of Investors looking for rental potential. Award Winning Home Sweet Estate Agents Fife are delighted to offer for sale this move in condition home comprising: Vestibule - Entrance Hall - Lounge/ Diner - Fitted Kitchen - Double Bedroom - Bathroom/WC. Benefiting from DG- Electric Heating - EPC E - HOME REPORT £68,000. Externally shared garden to rear. View Now!

## LOCATION

Glenrothes is one the most successful New Towns created in Scotland with many New technology business based there. Situated adjacent to the A92 Road Network for commuting to Dundee - Perth - Aberdeen - Edinburgh - Glasgow. Train Links Provided @ Markinch Mainline Station & Thornton. Variety of primary Schooling & Secondary Schooling facilities are provided. Local Shopping provided in the Kingdom Centre & various retail outlets. Amenities include 18 Hole Golf Course at Glenrothes Golf Course & Balbirnie Golf Club. Michael Woods Sports Centre provides up to date Sports & Leisure facilities for all tastes.

## VESTIBULE

Security door. Deep store houses electrics.

## ENTRANCE HALL

Store cupboard. Electric heater. Laminate floor.

## LOUNGE/ DINER

Spacious public room with 2 DG windows to rear. Electric heater. Carpet.

## FITTED KITCHEN

Range of wall & base cabinets, wipe clean worktop, inset sink. Integrated electric hob, oven. DG window to rear. Blind. Electric heater.

## DOUBLE BEDROOM

Bright double bedroom. DG window. Electric heater. Carpet.

## BATHROOM/WC

Comprises bath wit overhead Mira Jump shower, bath, wash hand basin, low level wc. Extractor fan. Dimplex heater.

## SHARED GARDEN

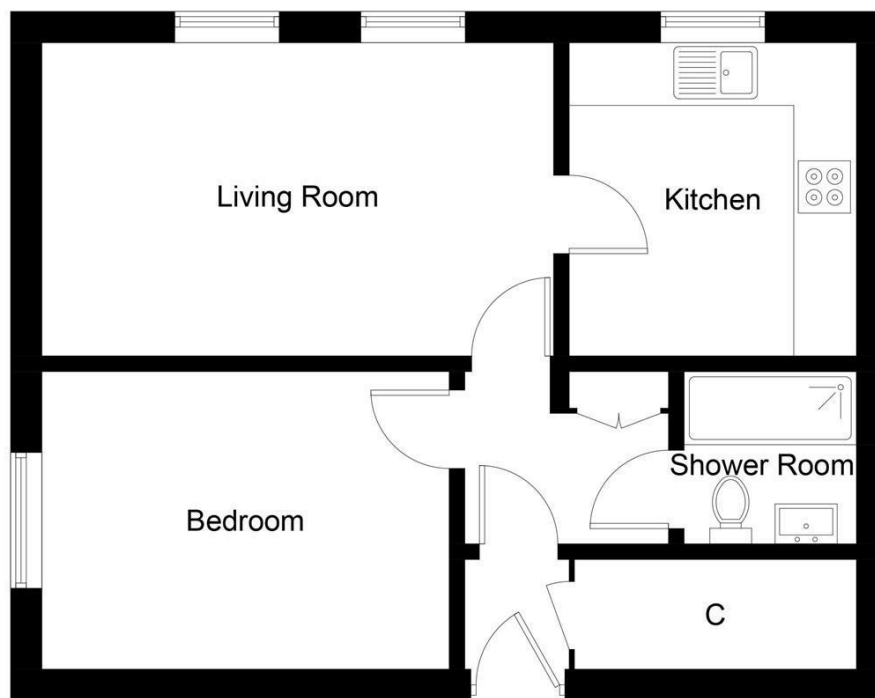
Lawned garden to rear.

## OFF STREET PARKING ( NON DESIGNATED)

Non designated off street parking bays available.

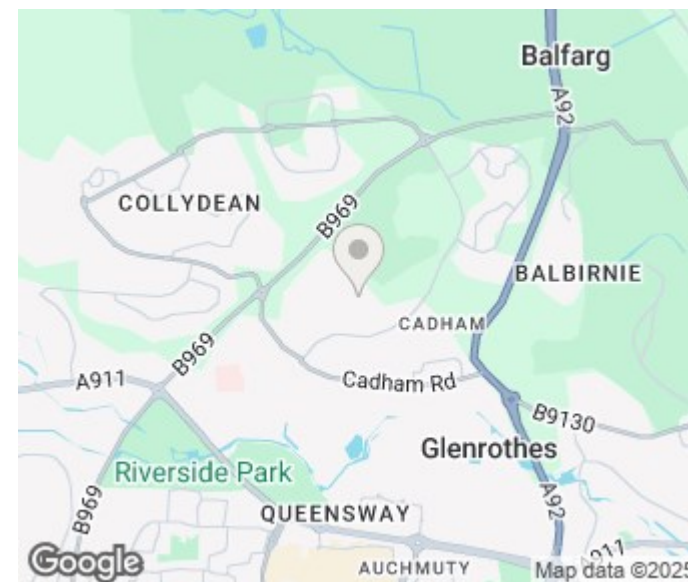
## 351 TARANSAY PARK





## First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1202033)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
<b>Scotland</b>	EU Directive 2002/91/EC	

83

59

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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