



## Balbirnie South Lodge, Markinch

£450,000 Freehold

STUNNING 'B' LISTED DETACHED GATE HOUSE BUILT 1861 • DG- GCH - EPC D- HOME REPORT £460,000 • FOUR DOUBLE BEDROOMS TWO EN-SUITE • LIVING ROOM & SITTING ROOM • POTENTIAL USE ASHOME & ANNEXE DUE TO LAYOUT • LARGE DRIVEWAY • EXTENSIVE PRIVATE MATURE GARDENS • MODERN DINING KITCHEN - SEPARATE KITCHEN • MODERN SHOWER-ROOM/WC • SUPERB LOCATION IN BALBIRNIE PARK



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For sale: Stunning 'B' listed Detached Gate House (1861) by renowned architect David Bryce. Sympathetically modernised with original charm. Flexible layout for family home or Air B N B. Extensive gardens in Balbirnie Park. 4 beds, 3 baths. DG, GCH, EPC D. HOME REPORT £460,000. Viewing highly recommended.

Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: E

EPC Environmental Impact Rating: F



- › STUNNING 'B' LISTED DETACHED GATE HOUSE BUILT 1861
- › DG- GCH - EPC D- HOME REPORT £460,000
- › FOUR DOUBLE BEDROOMS TWO EN-SUITE
- › LIVING ROOM & SITTING ROOM
- › POTENTIAL USE AS HOME & ANNEXE DUE TO LAYOUT
- › LARGE DRIVEWAY
- › EXTENSIVE PRIVATE MATURE GARDENS
- › MODERN DINING KITCHEN - SEPARATE KITCHEN
- › MODERN SHOWER-ROOM/WC
- › SUPERB LOCATION IN BALBIRNIE PARK

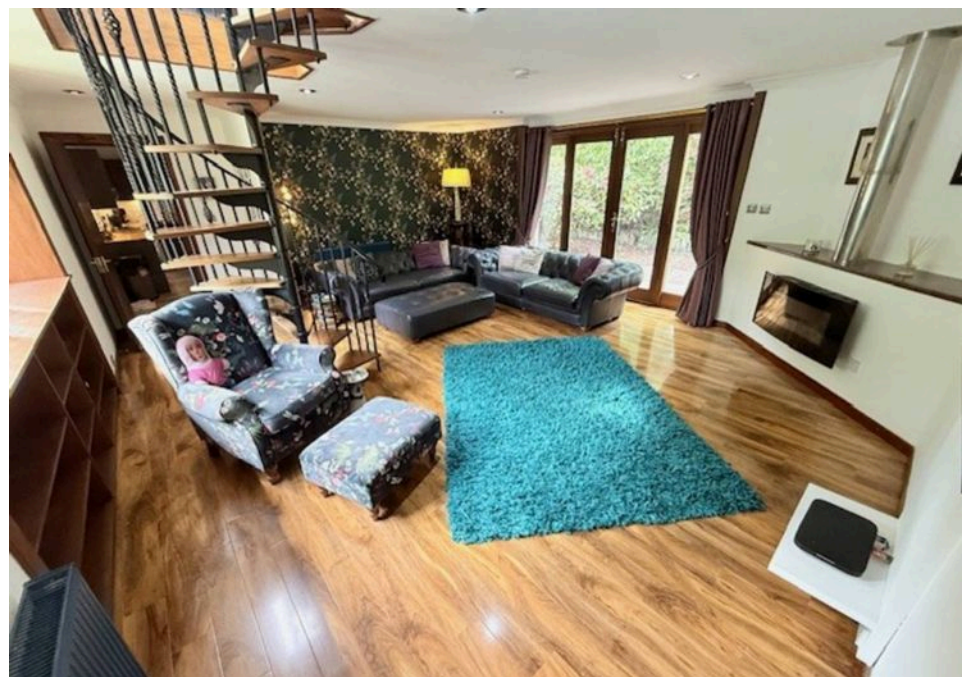




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