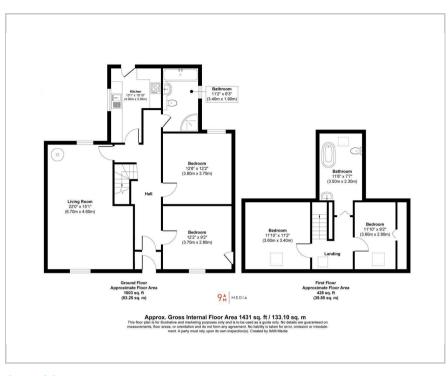
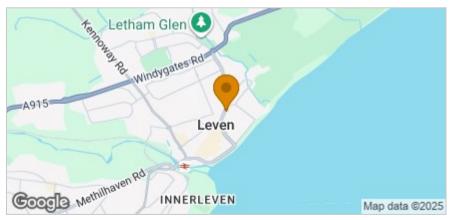


### Floor Plan



# Area Map



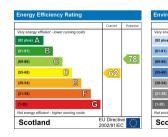
#### Accommodation

- Entrance Vestibule & Hallway
- Spacious Lounge/Dining Room
- Modern Breakfasting Kitchen
- Two Ground Floor Double Bedrooms
- Two Upper Double Bedrooms
- Ground Floor & Upstairs Bathrooms
- Wood Burning Stove
- Gas Central Heating & Double Glazing
- Secluded Courtyard Garden
- Close to Bus & Railway Stations

### Viewing

Please contact our Kirkcaldy Office on 01592 641000 if you wish to arrange a viewing appointment for this property or require further information.

## **Energy Efficiency Graph**









These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.