



5 Pannie Road
KIRKCALDY | KY1 2HZ

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Description

An excellent opportunity has arisen to acquire this light and spacious 2-bedroom semi-detached house, situated in a popular residential area to the north east of the town. The accommodation briefly comprises an entrance hallway, living room, dining kitchen, split level upper landing, two double bedrooms and a bathroom. The property benefits from gas central heating, double glazing, private gardens to the front, side and rear with driveway leading that leads to a single garage. The property would now benefit from upgrading works and offers great potential for a first home and viewing is therefore highly recommended.

Factoring

N/A

Location

The property is well placed for Kirkcaldy High Street, the Esplanade and Fife Coastal Path. Positioned just off the Esplanade in Kirkcaldy and only a short walk to the High Street, this property boasts convenience. Kirkcaldy offers a wide range of shopping, recreational facilities and amenities including a theatre, museum, and library. There is nursery, primary, secondary and further education facilities. The town has its own town centre bus and rail station (the station offers rail links from Edinburgh to Dundee) and is well placed for access to the motorway network and selection of parks, with Beveridge Park incorporating a boating lake.

Extras

All fitted floor coverings.



Features

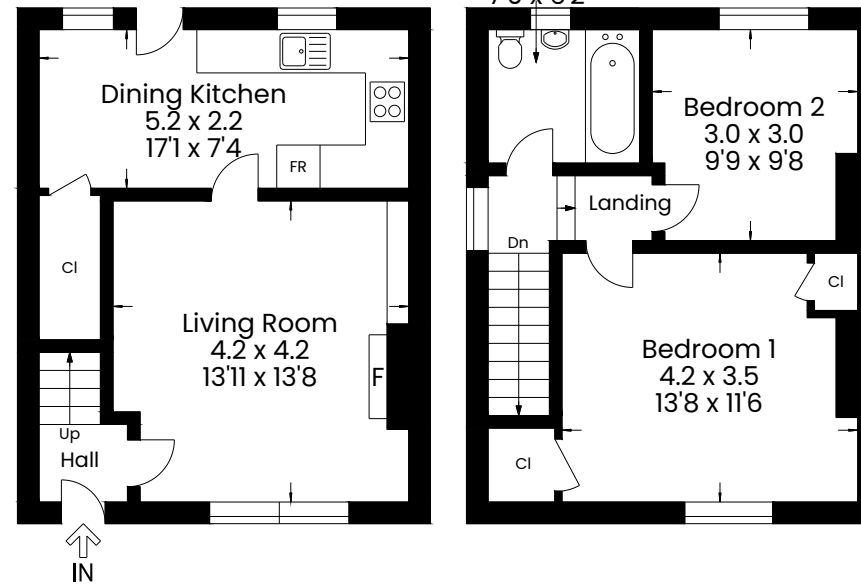
- Entrance hallway
- Living Room
- Dining kitchen
- Upper landing
- 2 Bedrooms
- Bathroom
- Double glazing
- Gas central heating
- Private gardens to front, side and rear
- Driveway
- Garage

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Ground Floor

First Floor

Approx. Gross Internal Floor Area 746 Sq ft / 69.3 Sq m

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This plan is for layout guidance only and is not drawn to scale. Whilst every care is taken in the preparation of this plan, please check all dimension and shapes before making any decision reliant upon them. All room dimensions taken through cupboard/wardrobes to wall surface where possible or to surfaces indicated by arrow heads. (ID 110927)
VistaBee 2025

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Disclaimer: Interested parties are advised to request their own solicitor to note interest with us as soon as possible after viewing. The Seller shall not be bound to accept the highest or any offer. 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 sonic 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. Only offers using the Combined Standard Clauses will be considered. Offers received not using these clauses will be responded to by deletion of the non-standard Clause and replaced with the Combined Standard Clauses.

★★★★★ 5 stars on All Agents

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