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## 29 Melville Close

, Glenrothes, KY7 4SL

Offers Over £139,500



Welcome to this absolutely stunning, newly refurbished Terraced Villa nestled in the popular Stenton precinct. This property has been meticulously refurbished from top to bottom, offering a blend of contemporary style and practical living. Every detail has been carefully considered, from the brand-new windows and doors, new kitchen with appliances, a handy downstairs toilet added, new bathroom, radiators, doors, switches, sockets, smoke alarms, skirtings, facings, fresh neutral decor throughout and new flooring. A high-tech Hive system has been added, ensuring this home is both elegant and energy-efficient. With nothing left to do but unpack, this is the perfect family home you've been waiting for.

Comprising spacious lounge/dining room with french doors, fully fitted kitchen, downstairs toilet, three bedrooms and bathroom. GCH & DG. This truly is a stunning example of renovation at its best!

The property is set in the popular Stenton precinct with good amenities close-by including shops, schools, the Town Centre, Rothes Halls Theatre, Library and the Michael Woods Leisure Complex. The property is within easy reach of the A92 trunk road which provides access throughout Fife and on to Dundee, Edinburgh, Perth and beyond. There is a local extensive bus service across Fife and beyond and Train Stations are nearby at both Thornton and Markinch. The surrounding Fife countryside is ideal for outdoor pursuits including Cluny Clays Activity Centre, Lomond Hills Regional Park, Balbirnie Park, Markinch, Riverside Park to name but a few. There is an abundance of golf courses very nearby and St Andrews, home of golf, is a 30 minute drive away.





Entrance Hallway

Entrance to the property is via attractive new composite door into the entrance hallway. This provides access to the lounge/dining room, newly appointed downstairs toilet and stairs to the upper landing.

Downstairs Toilet

As a new addition to this property, this convenient downstairs toilet comprises wc and wash hand basin. Cupboard housing the Baxi combi boiler and ladder radiator.

Lounge/Dining Room 10'5" x 18'8" (3.19m x 5.70m)

Step into the newly decorated lounge/dining room, a bright and inviting space that serves as the heart of the home. The fresh, neutral decoration with brand new flooring and french doors leading out to the rear garden creates a calming atmosphere, perfect for relaxing with family or entertaining guests. Ample space for dining furniture with open access into the kitchen.

Kitchen 10'8" x 8'5" (3.26m x 2.57m)

This brand new "Wren" kitchen is a chef's delight, boasting a range of modern appliances, including ceramic hob, oven, extractor, dishwasher, fridge/freezer and washing machine. What more could you want! With ample counter space, stylish composite sink and fittings, it is as practical as it is beautiful.

Upper Landing

Stairs lead from the entrance hallway to the upper landing via a mid section with a stunning acoustic wall, adding to the quality finish of this beautiful home. Loft hatch and shelved storage cupboard.

Front Bedroom 8'5" x 13'6" (2.57m x 4.14m )

Spacious freshly decorated double bedroom to the front of the property providing ample space for your furniture.

Rear Bedroom 7'6" x 11'5" (2.31m x 3.48)

Another spacious double bedroom with fresh, neutral decor and rear window formation.

Bedroom 6'6" x 10'5" (2.00m x 3.19m)

Third bedroom, also overlooking the rear of the property. Fresh and neutral decor.

Bathroom 4'4" x 9'7" (1.34m x 2.94m)

Step inside this newly fitted bathroom with crisp white suite comprising wash hand basin with fitted vanity unit below, toilet and bath. Shower with twin head and matching ladder radiator. What can I say! Such a beautiful refit!

Gas Central Heating

Gas central heating throughout this home with newly fitted radiators and piping. Baxi combi boiler and newly fitted Hive system for smart climate control.

Double Glazing

The property benefits from brand new double glazed windows and doors.

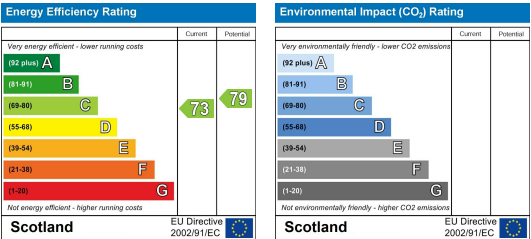
Gardens

The front garden is easily maintained and surrounded by hedge and fencing with chipped sections. There are convenient public parking bays to the front of the property. You can ditch the mower - the rear garden features thoughtfully designed chipped areas, perfect for creating a clean and contemporary look. This fresh modern space is ready for you to make it your own whether you want to host summer barbeques or simply relax!

Area Map



Energy Efficiency Graph



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