



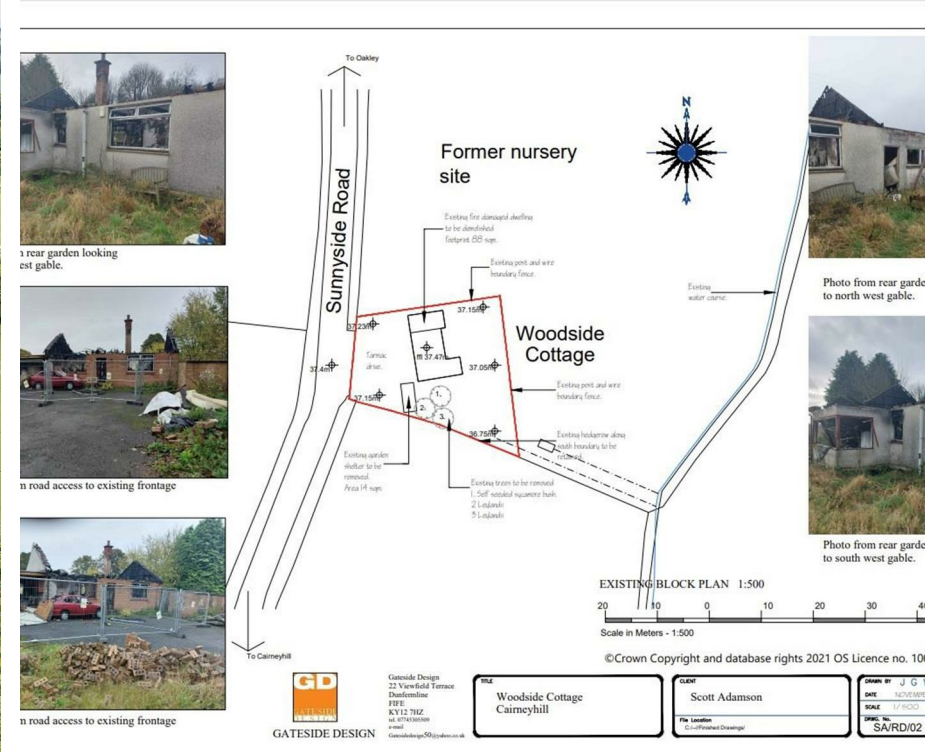
Woodside Cottage, Sunnyside Road, Cairneyhill, KY12 8HE
Offers Over £110,000





An exciting development opportunity with Full Planning Permission for a detached executive home. The location of this building plot is idyllic with countryside views in a semi rural location yet within easy access to the M90 motorway network and surrounding West Fife villages. Planning Permission in Full has been approved for a two storey detached executive dwellinghouse comprising three double bedrooms, two en-suites, dressing room, family bathroom, three public rooms and breakfasting kitchen/family room/utility. All details can be obtained via Fife Council Website Ref 22/00293/FULL or within our offices.



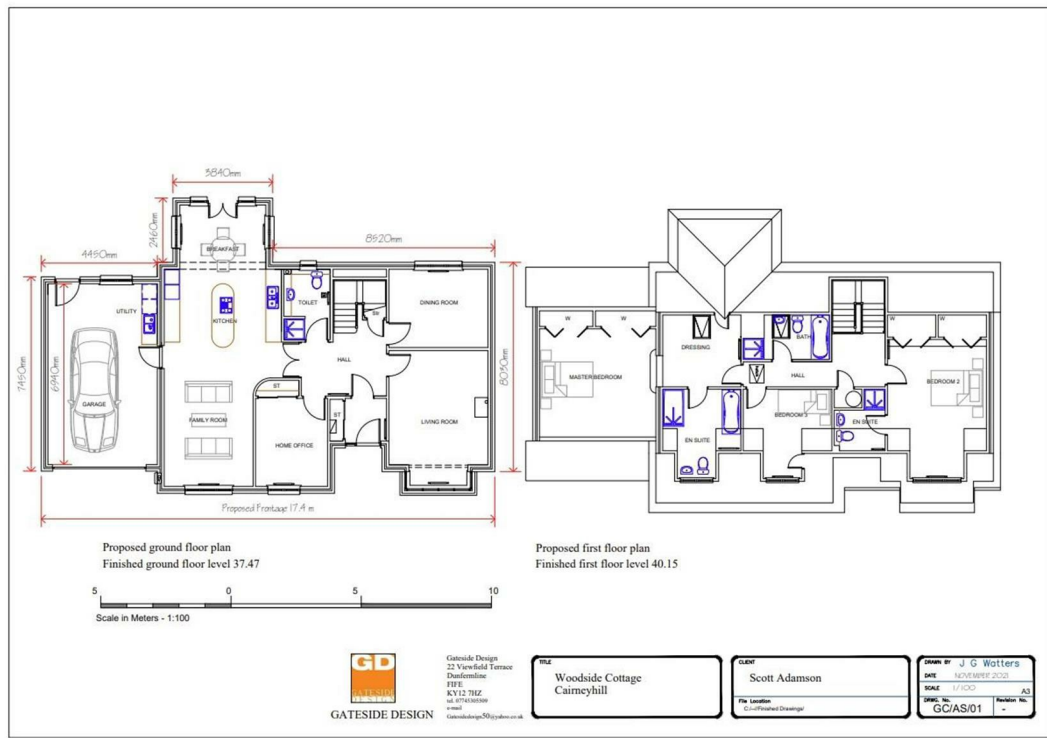
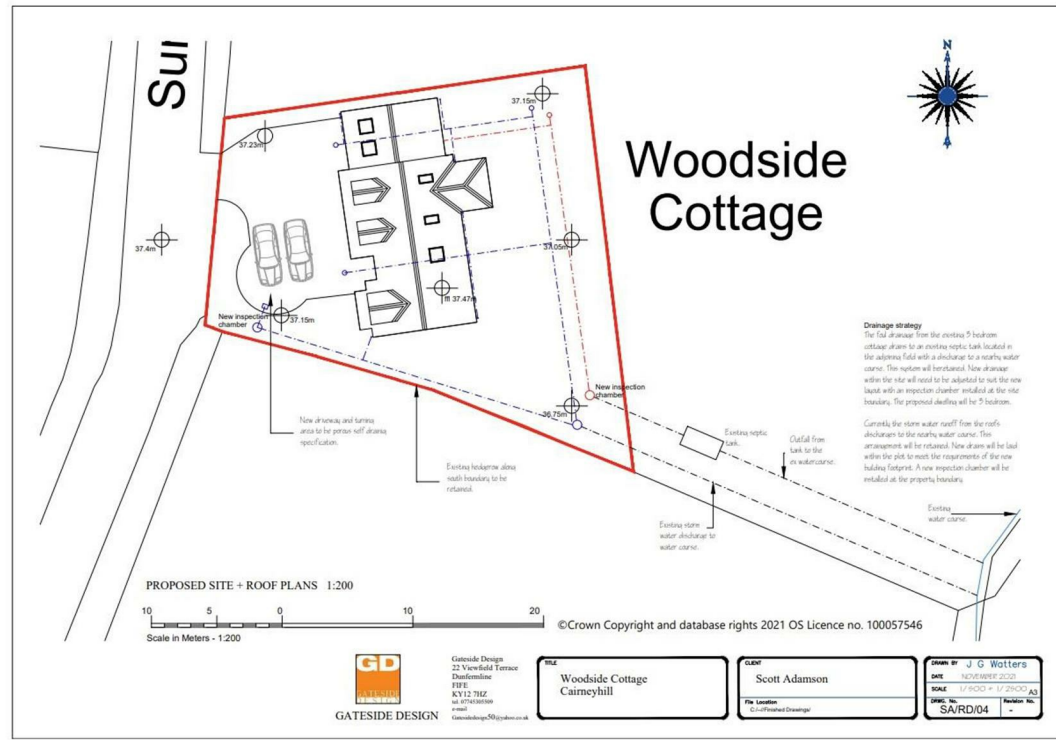
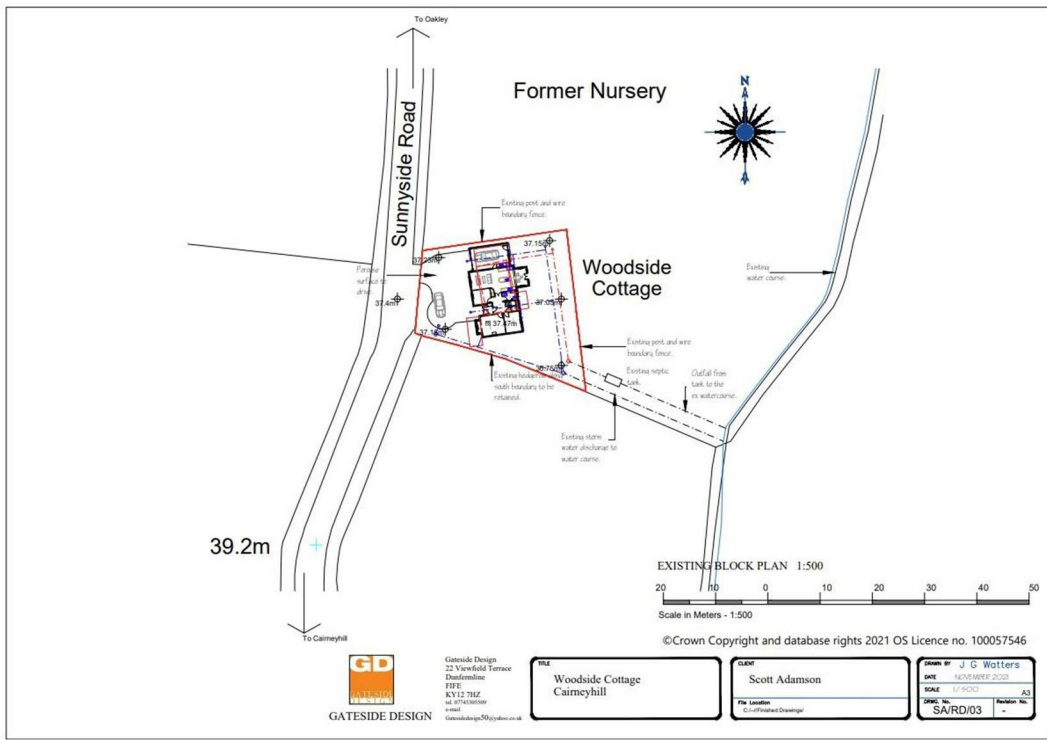


LOCATION

Sunnyside Road, Cairneyhill is adjacent to the A985 road which links Kincardine to the M90 motorway network. A fabulous semi-rural location with panoramic open views over farmland.

Cairneyhill is the nearest village and is a sought after West Fife village located on the western outskirts of Dunfermline. The village enjoys a good range of facilities, which includes local shops, post office, petrol station, hotel, garden centre, petrol station, nursery/primary school, community centre and church together with Forrester Park Golf/Restaurant and Country Club. There is also quick easy access to the M90/M80 motorways bringing Edinburgh and Glasgow within easy commuting distance. There is a regular bus service providing easy access to the nearby city of Dunfermline where a wider range of facilities can be found.

The ancient capital of Dunfermline won its bid to have official city status in May 2022, as part of the civic honour's competition to celebrate the Queen's platinum jubilee. The City of Dunfermline is of considerable historic interest and is the resting place of King Robert the Bruce. Carnegie's Birthplace museum, the Abbey and Abbot House reflect the historic interest of the city, whilst recent developments have seen Dunfermline move into the modern era with Carnegie Museum and Library. Dunfermline is located approximately five miles from the Forth bridges and is therefore particularly popular with commuters to Edinburgh and many parts of the central belt with easy access to the M90 motorway with its direct links to Edinburgh, Perth and Dundee and across the Kincardine Bridge by way of motorways to Stirling, Glasgow and the West. It benefits from a full range of shops, social and leisure facilities and educational establishments. The local railway stations provide a regular service to Edinburgh with intercity links to other parts of the UK. There are regular and convenient bus services both local and national.





SOLICITORS | PROPERTY

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PROTECTED

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