



Morgans

PROPERTY

18 The Woodlands, Rosyth, KY11 2JD

Offers Over £195,000







CLOSING DATE SET WEDNESDAY 26TH MARCH @ 12 NOON. SOLD AS SEEN. Early entry available. Well appointed within small estate of similar homes is this detached three bedroom bungalow with large gardens to rear leading to woodlands. The property is generous and briefly comprises entrance hall, spacious lounge, breakfasting kitchen, three bedrooms (two with fitted wardrobes) and four piece bathroom. Access to attic. The property has a single car garage and double driveway. The grounds are mainly laid to lawn with mature trees and plants with patio area. The subjects are double glazed with gas central heating.





LOCATION

Rosyth is a popular town on the northern shore of the River Forth with a good selection of shops and services, which are easily accessible. There are four local Primary Schools and secondary schooling is available in nearby Dunfermline and Inverkeithing. An ideal commuter base with links to the motorway network. Easy access to the M90 and Ferrytoll Park and Ride. A short drive takes you to the City of Dunfermline which provides a larger selection of shops, schools, bars, restaurants and public transport of bus and rail links making this area an ideal commuter base to Edinburgh, throughout Fife and east central Scotland.

EXTRAS INC.IN SALE/AGENTS NOTE

SOLD AS SEEN. All floor coverings, blinds, bathroom and light fittings together with integrated appliances, shed and electric car charging point.

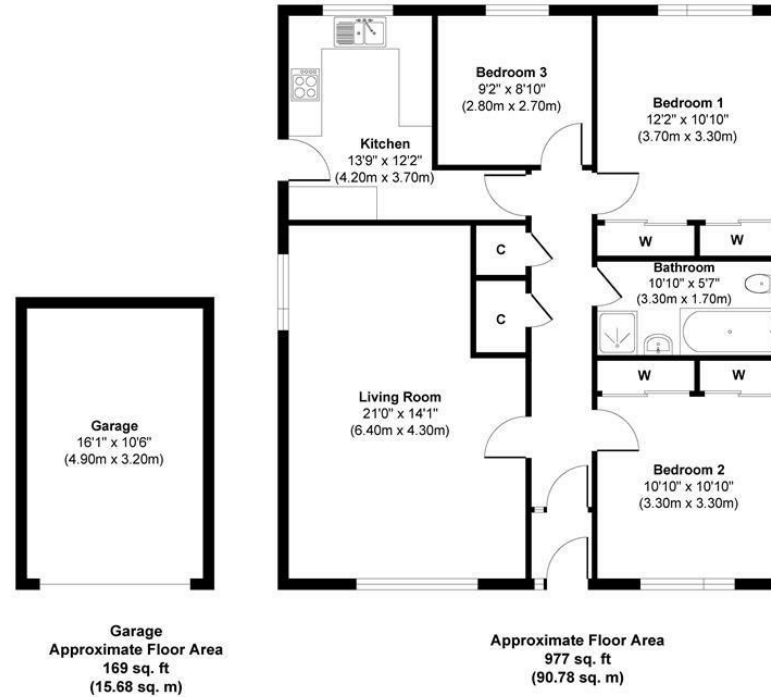
From 1st February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the "inter-linked system"). No warranty is given that any interlinked system has been installed in this property and interested parties should make their own enquiries.







The Woodlands Rosyth KY11 2JD



Approx. Gross Internal Floor Area 716 sq. ft / 66.56 sq. m

Illustration for identification purposes only, measurements approximate, not to scale. Copyright



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AGENTS NOTE 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 electronic 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. No movable items will be included in the sale.