



Morgans

PROPERTY

1 Lindsay Street, Dunfermline, KY11 8NS

Offers Over £265,000







Well presented modern semi detached villa built by Dundas Homes situated in popular residential estate of stylish executive homes close to all amenities, schooling and motorway network. The subjects are offered in move in condition and briefly comprise entrance vestibule leading to open plan lounge/dining/kitchen with french doors to the rear garden, utility and wc. The garage has been converted to provide family room/bedroom on the ground floor. On the upper level three further bedrooms with en-suite and family bathroom. There are private gardens to the front and rear fully enclosed providing a child and pet safe environment. Double driveway to the front, property further benefits from gas central heating and double glazing throughout. Essential Viewing.





LOCATION

The ancient capital of Dunfermline won its bid to have official status city 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.

EXTRAS INC IN SALE / AGENTS NOTE

All floor coverings, blinds, bathroom and light fittings together with integrated appliances.

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.







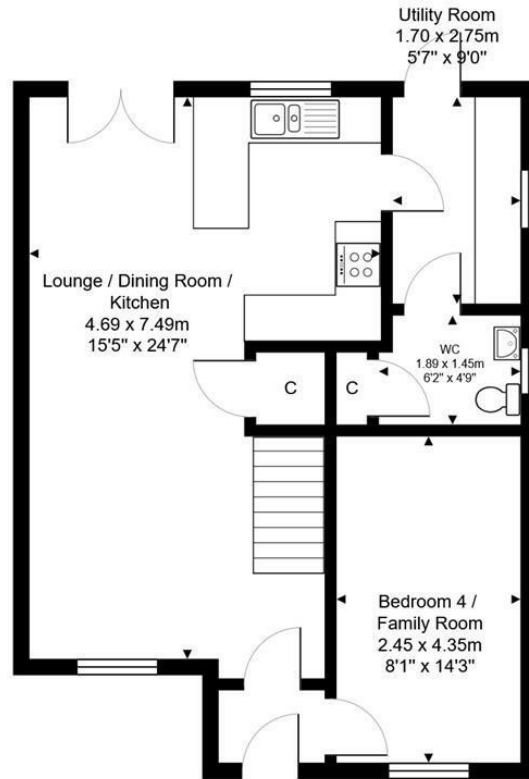


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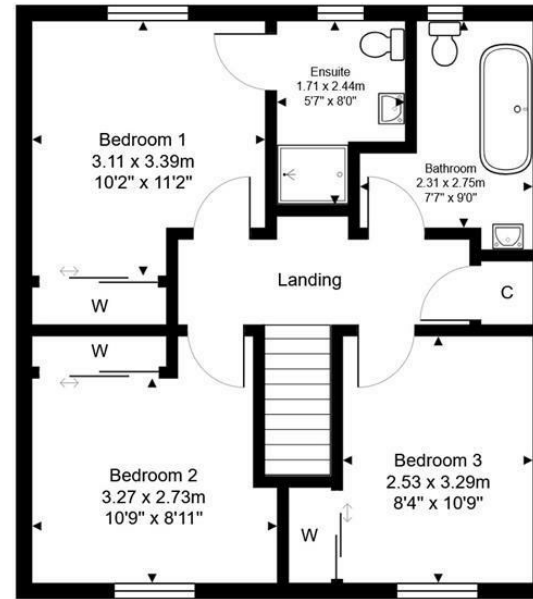


Total Area: 104.7 m² ... 1127 ft²

All measurements are approximate and for display purposes only



Ground Floor



1st Floor



SOLICITORS | PROPERTY

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