



Morgans

PROPERTY

23 Midfield Terrace, Steelend, KY12 9LZ

Fixed Price £60,000











Excellent purchase for first time buyers or any discerning buyer looking for ground floor accommodation with generous gardens and village life. The property is offered in nice condition and early entry is available. The subjects briefly comprise entrance hall, good storage, modern fitted kitchen, spacious lounge with french doors to patio. Double bedroom and contemporary shower room complete this home. The gardens to the front are mainly laid to lawn and good sized rear gardens with patio area and seating area. The property is double glazed with gas central heating.







## LOCATION

Steelend is a small ex mining village lying approximately six miles north west of Dunfermline. The subjects are situated within a well established community with local welfare club. In the neighbouring village of Saline approximately one mile west, there is a local shop and Golf Course with primary school. Saline provides ample everyday facilities. Regular transportation is available into Dunfermline itself where extensive facilities can be found such as the Kingsgate covered shopping centre, retail parks, secondary schooling, leisure services and excellent bus and railway links to the main motorway networks.

## EXTRAS INC, IN SALE/AGENTS NOTE

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

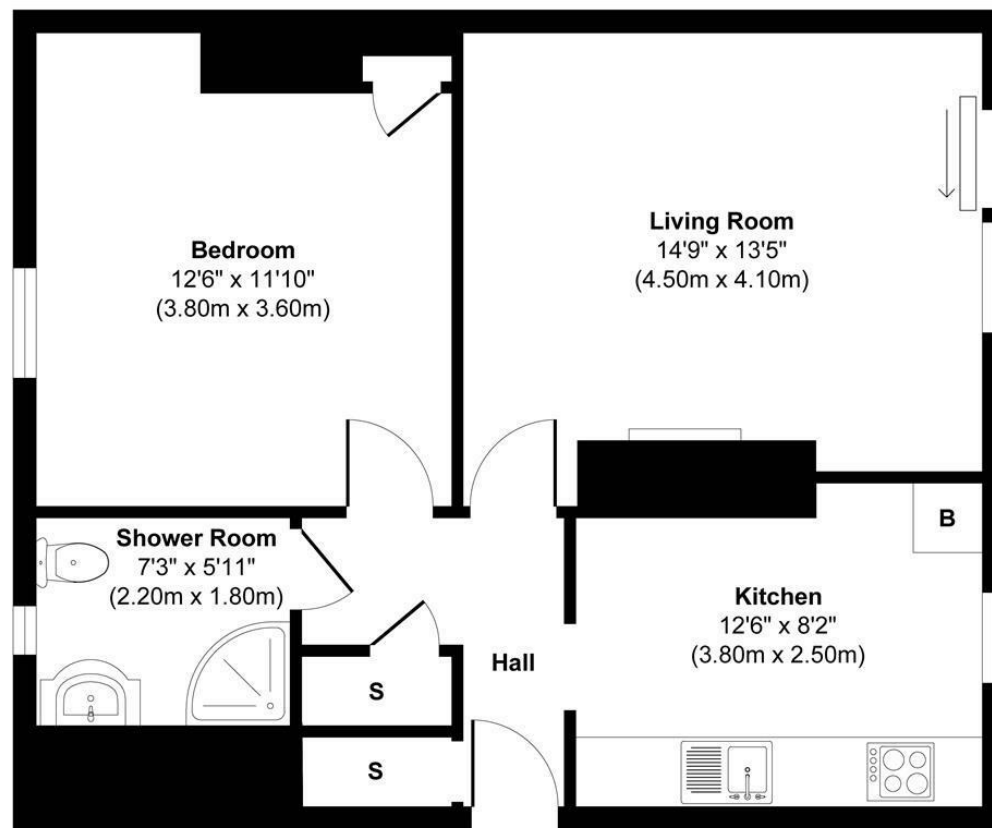
From 1st February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the "inter-linked system"). No warranty is given that any interlinked system has been installed in this property and interested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











9AM MEDIA

**Approx. Gross Internal Floor Area 591 sq. ft / 54.94 sq. m**

This floor plan is for illustrative and marketing purposes only and is to be used as a guide only. No details are guaranteed on measurements, floor areas, or orientation and do not form any agreement. No liability is taken for error, omission or misstatement. A party must rely upon its own inspection(s). Created by 9AM Media



SOLICITORS | PROPERTY

33 East Port, Dunfermline, Fife, KY12 7JE

Tel: 01383 620222 Fax: 01383 621213

[www.morganlaw.co.uk](http://www.morganlaw.co.uk)



espc

s1homes.com

rightmove

Zoopla.co.uk

onTheMarket.com



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.