

Morgans

PROPERTY

67 South Row, Charlestown, KY11 3EF

Offers Over £215,000







Absolutely charming, end terraced cottage in the picturesque conservation village of Charlestown. The property is well presented and benefits from fantastic outdoor space with private rear gardens and patio offering a truly idyllic setting. The accommodation briefly comprises entrance vestibule, hallway, lounge, breakfasting kitchen with patio doors to grounds, two bedrooms and shower room with double cubicle. There is also a gate to the side leading down path to main road and a short walk to the shoreline and harbour. The property is double glazed with gas central heating. Attic for additional storage. There is residents parking adjacent to the cottage.





LOCATION

Charlestown is a peaceful and sought after riverside conservation village located on the southern outskirts of Dunfermline. There are a wide range of local amenities nearby and together with the neighbouring village of Limekilns, local shops, primary school, surgery, parish church, hotels, restaurants, public houses and cafes are all available. The villages also provides a lively range of social and leisure activities including sailing & water sports, tennis, bowling and cricket among other clubs and facilities. The villages are well served by frequent bus services into Dunfermline where the fullest range of amenities can be found. Charlestown is also particularly convenient for the M90 motorway, park & ride at Inverkeithing and train stations at both Rosyth and Inverkeithing; all providing easy access into Edinburgh, Glasgow, Fife and central Scotland.

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.





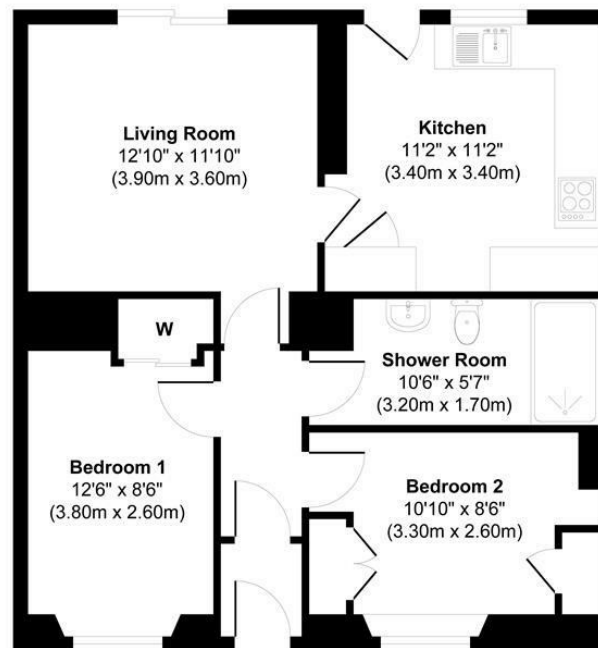


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Approximate Floor Area
673 sq. ft
(62.48 sq. m)



Approx. Gross Internal Floor Area 673 sq. ft / 62.48 sq. m
Illustration for identification purposes only, measurements approximate, not to scale. Copyright



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PROTECTED

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.