



Morgans

PROPERTY

, Dunfermline, KY12 0SF

Offers Over £335,000

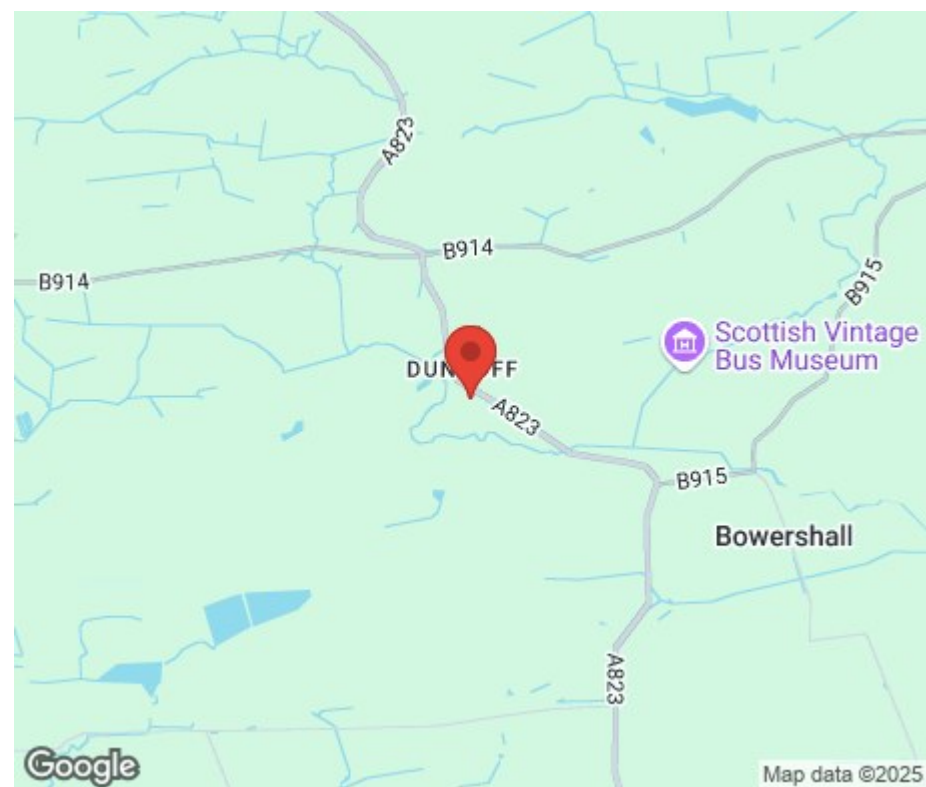
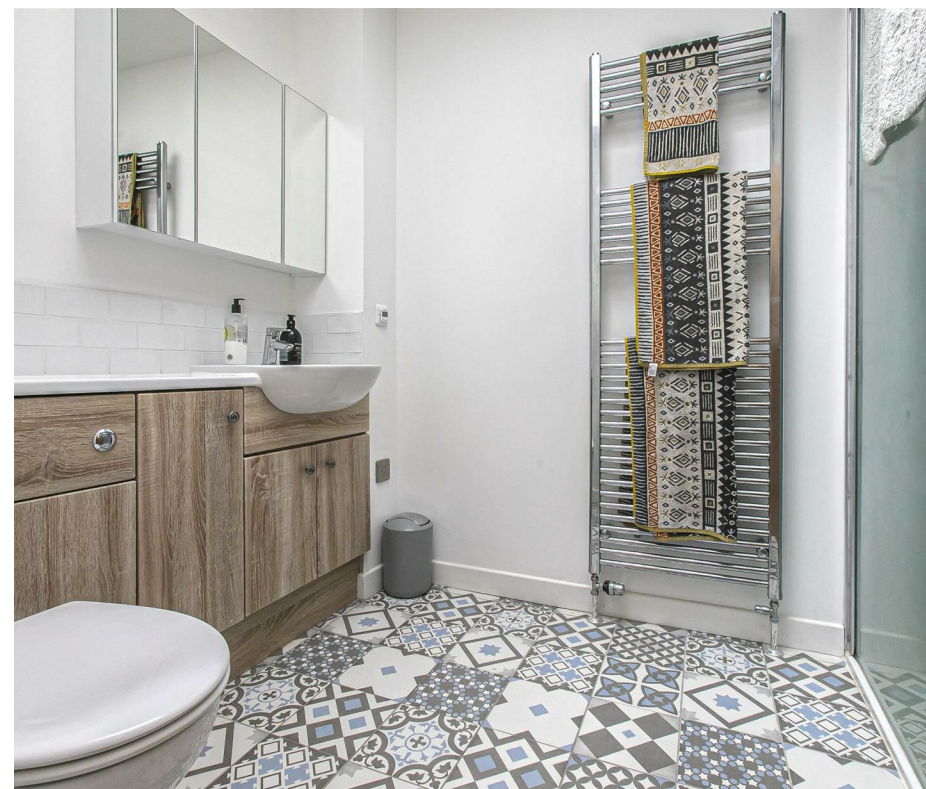






We are delighted to bring to the market this exceptional extended detached bungalow with panoramic countryside views, a truly idyllic location, yet only a two mile drive into Dunfermline. This property is a credit to the present owners and is offered in move in condition having been extended and upgraded over the years to provide a beautiful family home. Discerning buyers who are looking for the best of both worlds will enjoy the country life yet not far from all local amenities and schooling. The bungalow dates back to the 1960's and the accommodation is bright and spacious with well maintained gardens and grounds with mature plants and trees. In addition a fabulous feature decking area engulfs the stunning views. The subjects briefly comprise driveway giving access for several vehicles leading to entrance vestibule and reception hallway. Lounge, open plan dining kitchen including a log burner, with separate utility room and w.c facilities. There are four bedrooms, two with stylish en-suites and modern family bathroom. The property benefits from 10 photovoltaic panels as well as batteries, and oil fired central heating with double glazing throughout.





LOCATION

South Dunduff Lodge is located on the outskirts of Dunfermline within attractive rural surroundings and is accessed off the A823 Dunfermline/Crieff road. 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.

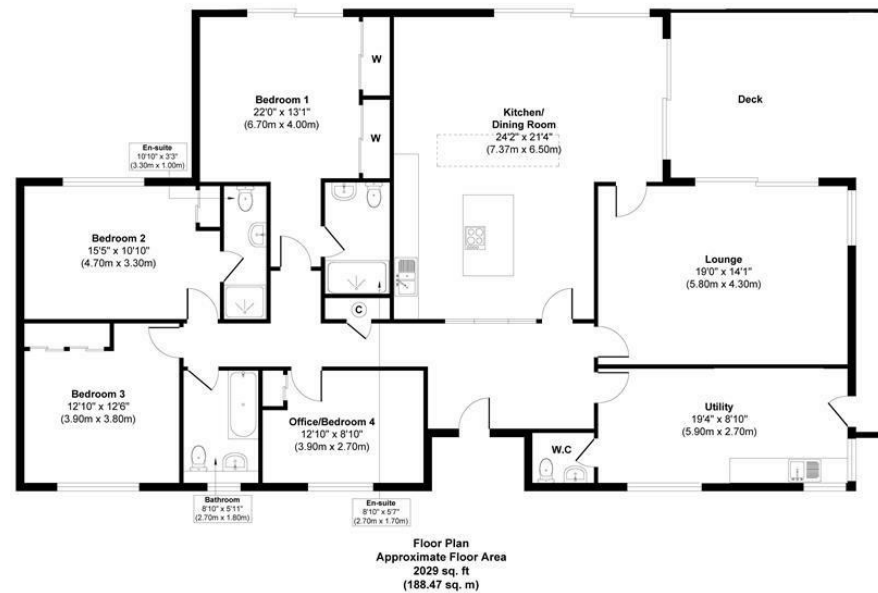
From 1st February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the "inter-linked system"). No warranty is given that any interlinked system has been installed in this property and interested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







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Approx. Gross Internal Floor Area 2029 sq. ft / 188.47 sq. m

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33 East Port, Dunfermline, Fife, KY12 7JE

Tel: 01383 620222 Fax: 01383 621213

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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.