

# first for homes

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01592 752 944



Bilsland Road, Glenrothes

**Offers over £114,995**



# Bilsland Road, Glenrothes

Spacious 3-Bed Terraced Villa Situated In The Sought After Area of Rimbleton, Glenrothes

Allan England's award winning team at first for homes welcome to the market this spacious 3-bedroom Terraced Villa situated within the desirable area of Rimbleton, Glenrothes. The accommodation comprises: entrance hall, lounge/diner, kitchen, 3 bedrooms, enlarged family bathroom. Externally boasting landscaped front and rear garden. New Roof 2022. Early viewing is highly recommended to ensure you don't miss out! Walking distance to local amenities within the Town Centre.

EPC Rating - C  
Council Tax Band - B  
Home Report Value - £120,000

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Glenrothes is regarded as one of the most successful Towns in Scotland with a wealth of local amenities including Kingdom Shopping Centre as well as sport and leisure at Michael Woods and a multi-screen cinema. Glenrothes boasts its very own 18-hole Golf course and both Primary and Secondary schooling are available. For the commuter the A92 allows swift access to Edinburgh and there are railway stations at both Thornton and Markinch.

- 3 Bedroom Terraced Villa
- Sought After Area Of Rimbleton, Glenrothes
- Spacious Lounge/Diner
- Kitchen with Integrated Appliances
- 3 Bedrooms & Extended Family Bathroom
- Landscaped Front and Rear Gardens
- Early Viewing Recommended
- EPC Rating - C
- Council Tax - B
- Home Report Value - £120,000







## SITUATION – Glenrothes

### ENTRANCE HALL

### LOUNGE/DINER

19'5" x 10'5" approx (5.94m x 3.18m approx)

**KITCHEN** 12'1" x 11'4" approx (3.70m x 3.46m approx)

### STAIRS TO UPPER LEVEL

### BEDROOM 1

12'2" x 8'5" approx (3.72m x 2.58m approx)

### BEDROOM 2

10'9" x 9'6" approx (3.30m x 2.92m approx)

### BEDROOM 3

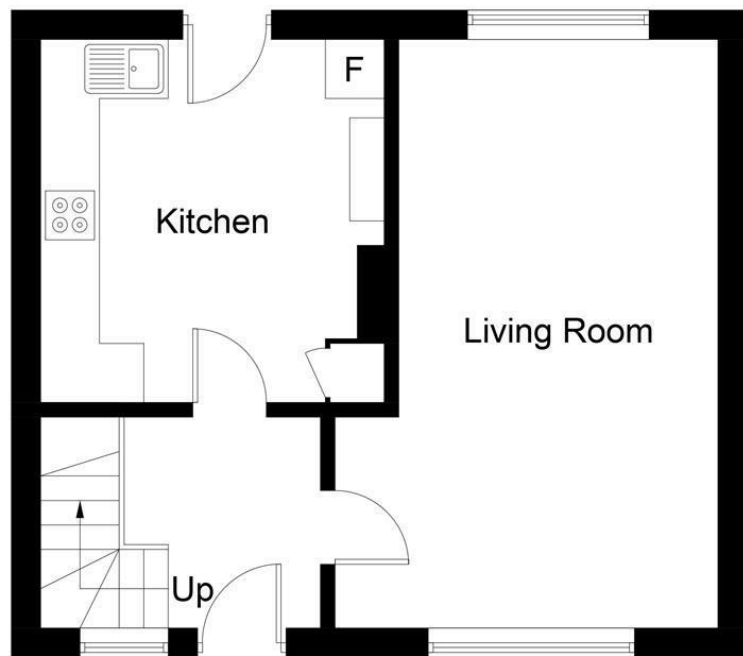
9'3" x 7'10" approx (2.82m x 2.40m approx)

### FAMILY BATHROOM

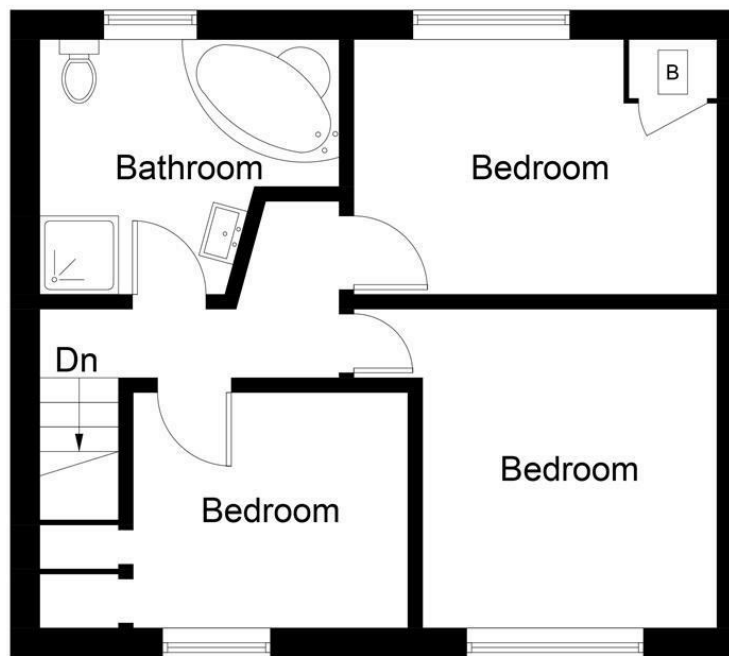
10'0" x 7'4" approx (3.07m x 2.24m approx )

### GARDEN GROUNDS TO FRONT AND REAR

### INFORMATION



**Ground Floor**



**First Floor**

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1076725)

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## Information

These particulars are prepared on the basis of information provided by our clients. We have not tested the electrical system or any electrical appliances, nor where applicable, any central heating system. All sizes are recorded by electronic tape measurement to give an indicative, approximate size only. Prospective purchasers should make their own enquiries – no warranty is given or implied. This schedule is not intended to, and does not form any contract.

## FREE Valuation

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**first for trust**



**first for service**



**first for aftercare**

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