

# first for homes

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Contact Allan England's Team

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North Street,  
**Offers over £224,995**

# North Street,

Beautifully Presented 4-Bed Detached Chalet Style Bungalow With Single Garage & Driveway, Situated In The Sought After Area Of Leslie!

Allan England's award winning team at first for homes are proud to welcome to the market this lovely 4-bed Detached Chalet Style Bungalow situated in the sought after area of Leslie!. The property is beautifully decorated throughout, offering move-in condition with a newly fitted boiler and radiators in 2022 and new doors and windows throughout in 2023 and comprises of: entrance hall, lounge, dining room, newly updated kitchen, downstairs bathroom and 2 double bedrooms on the ground floor, on the upper level the property has a large master bedroom with built in wardrobes, a further double bedroom and shower room. There is a single garage and monoblock driveway offering parking for 1 car along with small front garden grounds and enclosed rear garden grounds. Early viewing is highly recommended to ensure you don't miss out!

HOME REPORT VALUE £235,000

EPC RATING C

COUNCIL TAX BAND E

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Leslie provides a range of local amenities including shops, restaurants and Primary School. Leslie is adjacent to Glenrothes which 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. 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.

- Detached 4-Bed Chalet Style Bungalow
- Single Garage
- Driveway For 1 Car
- Move In Condition
- New Windows and Doors 2023
- New Combi Boiler and Radiators 2022
- Home Report Value £235,000
- EPC Rating C
- Council Tax Band E
- Early Viewing Recommended





## **SITUATION - Leslie**

### **ENTRANCE HALLWAY**

**LOUNGE** 19'4" x 12'0" (approx) (5.91 x 3.68m (approx))

### **DINING ROOM**

11'3" x 11'1" (approx) (3.44 x 3.39m (approx))

**KITCHEN** 11'5" x 11'1" (approx) (3.49 x 3.39m (approx))

### **BEDROOM 3**

13'5" x 9'6" (approx) (4.10 x 2.92m (approx))

### **BEDROOM 4**

11'2" x 9'9" (approx) (3.41 x 2.98m (approx))

### **BATHROOM**

7'8" x 6'5" (approx) (2.34 x 1.96m (approx))

### **STAIRS TO UPPER LEVEL**

### **BEDROOM 2**

11'9" x 10'1" (approx) (3.59 x 3.08m (approx))

### **BEDROOM 1**

19'5" x 11'9" (approx) (5.92 x 3.59m (approx))

### **SHOWER ROOM**

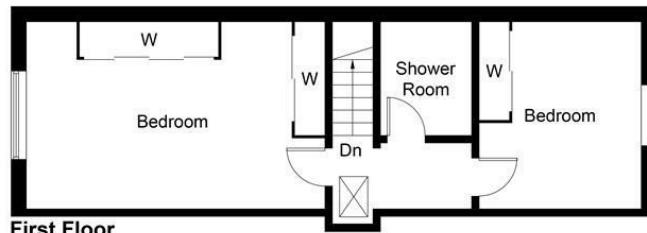
7'4" x 5'10" (approx) (2.24 x 1.79m (approx))

### **SINGLE GARAGE**

### **DRIVEWAY FOR 1 CAR**

### **FRONT AND REAR GARDEN GROUNDS**

### **INFORMATION**



First Floor



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1076462)

## 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**