

# first for homes

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Contact Allan England's Team

01592 752 944



Beechwood Drive, Glenrothes

**Offers over £269,995**

# Beechwood Drive, Glenrothes

Beautifully Presented 4 Bedroom Detached Villa With Driveway And Single Garage, Situated In A Desirable Area In Glenrothes! "Berwick" Style Home! Built by Abbotshalls Homes

Allan England's Award-Winning Team at First For Homes are proud to welcome to the market this stunning 4-bedroom Detached Family Villa situated within the highly sought-after area of Beechwood, Glenrothes. This beautiful property offers bright and spacious living accommodation for all the family, comprising of: spacious lounge, large dining room with double patio doors leading to rear garden grounds, open plan kitchen/utility with access to single garage and rear garden, separate WC/cloaks. The Upper level boasts a beautiful master bedroom with built-in triple wardrobe and en-suite, 3 further bedrooms with spacious built-in wardrobes and family bathroom with bath and separate shower. Externally there are generous gardens to the rear and a 4 car driveway leading to the single garage. Viewing is essential to fully appreciate all this stunning home has to offer. Don't miss out!

EPC Rating - C  
Council Tax Band - F

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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.

- Beautifully Presented 4 Bedroom Detached Family Villa
- Situated In The Sought After Area Of Beechwood, Glenrothes
- Single Garage And 4 Car Driveway
- Spacious Lounge & Separate Dining Room
- Open Plan Kitchen/Utility
- Master Bedroom With Triple Wardrobes & En-Suite
- 3 Further doubles with wardrobes
- Built by Abbotshall Homes "Berwick Style"
- EPC Rating - C
- Council Tax Band - F





**SITUATION – Glenrothes**

**ENTRANCE HALLWAY**

**LOUNGE** 14'4" x 12'11" approx (4.38m x 3.94m approx)

**DINING ROOM**

12'9" x 10'5" approx (3.91m x 3.18m approx)

**KITCHEN** 18'8" x 8'7" approx (5.71m x 2.63m approx)

**SINGLE GARAGE**

19'0" x 9'1" approx (5.80m x 2.77m approx)

**WC/CLOAKS**

**UPPER LEVEL**

**MASTER BEDROOM**

13'6" x 13'4" approx (4.12m x 4.08m approx)

**EN-SUITE**

**BEDROOM 2**

14'4" x 9'1" approx (4.38m x 2.78m approx)

**BEDROOM 3**

11'3" x 9'4" approx (3.44m x 2.87m approx)

**BEDROOM 4**

11'3" x 9'5" approx (3.45m x 2.88m approx)

**FAMILY BATHROOM**

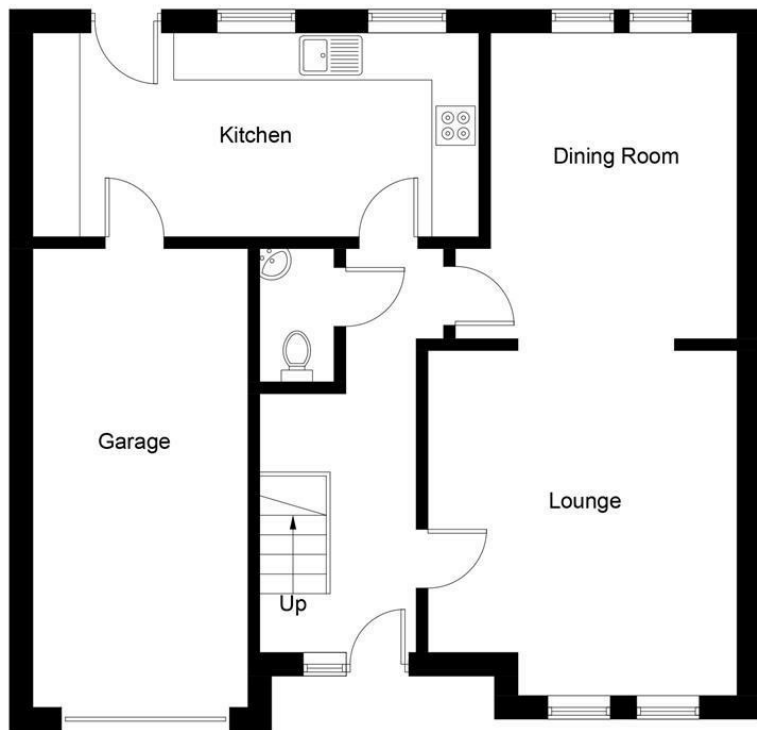
9'4" x 6'3" approx (2.87m x 1.92m approx)

**DRIVEWAY FOR 4 CARS**

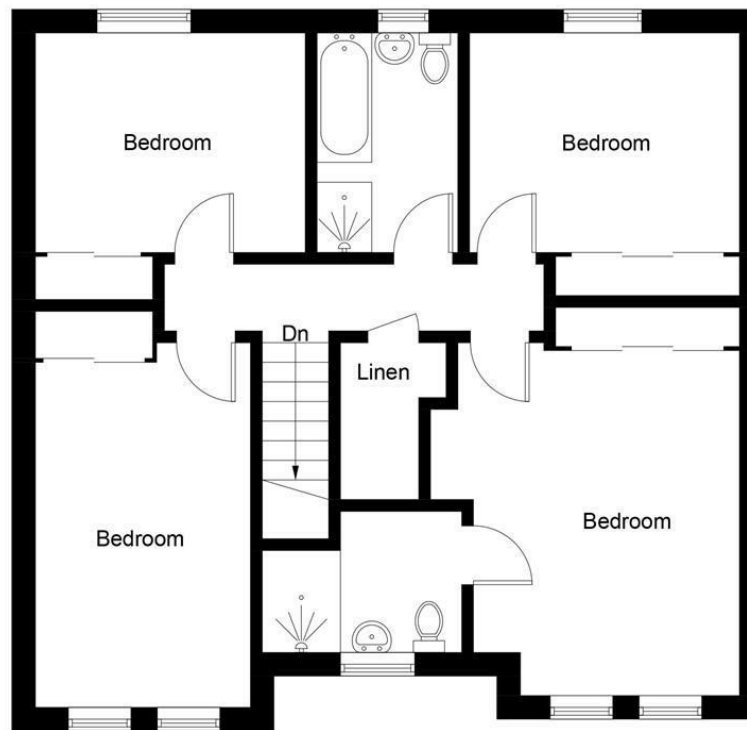
**LANDSCAPED REAR GARDEN GROUNDS**

**INFORMATION**





Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1102580)

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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**



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32 North Street, Glenrothes, Fife KY7 5NA  
Fax: 01592 807947  
sales@firstforhomes.co.uk  
www.firstforhomes.co.uk