

# first for homes

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Contact Allan England's Team

01592 752 944



South Parks Road, Glenrothes

**Offers over £144,995**



# South Parks Road, Glenrothes

Welcome to South Park Road, Glenrothes. A recently and beautifully presented upgraded 3 Bedroom Mid Terrace Villa, Located in the Sought-After Area of Rimbleton, Glenrothes.

Allan England's award winning team at first for homes are proud to welcome to the market this upgraded move-in condition 3-Bed Mid Terraced Villa situated within the desirable area of Rimbleton, Glenrothes.

The property benefits from PVC double glazed windows and doors, new electrics and RCD main board, hard wired smoke alarms and heat detectors installed, new central heating system with combi boiler with 5 year warranty. Brand new fitted kitchen, with appliances (including gas hob, extractor, oven, washing machine all with 2 year warranty). Newly fitted wet wall, non-slip waterproof luxury vinyl tile flooring. Property has been fully decorated throughout, new fitted flooring throughout, new fitted blinds throughout and also benefits from a new roof. The property comprises: entrance hall, family lounge/diner, newly fitted kitchen, showroom, 3 bedrooms. Externally, there are gardens to the front and rear. Street Parking to the rear of the property. Early viewing is essential to ensure you don't miss out! Walking distance to all local amenities.

Home Report Value £150,000  
EPC Rating- C  
Council Tax- B

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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.







## **SITUATION – Glenrothes**

### **ENTRANCE HALLWAY**

### **LOUNGE/DINER**

19'4" x 10'5" (approx) (5.91m x 3.18m (approx))

**KITCHEN** 12'4" x 11'8" (approx) (3.78m x 3.58m (approx))

### **UPPER LEVEL**

#### **BEDROOM 1**

16'0" x 8'6" (approx) (4.90m x 2.60m (approx) )

#### **BEDROOM 2**

10'8" x 9'6" (approx) (3.26m x 2.92m (approx))

#### **BEDROOM 3**

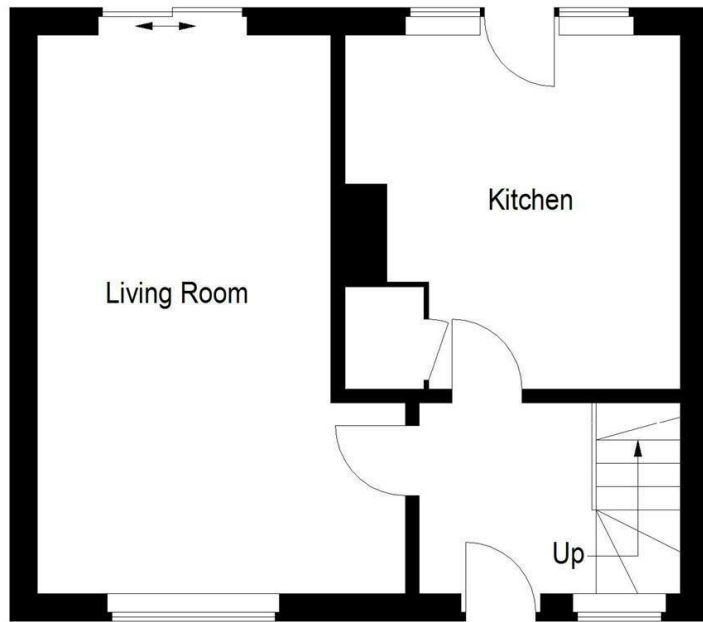
9'2" x 7'8" (approx) (2.80m x 2.35m (approx))

### **SHOWERROOM**

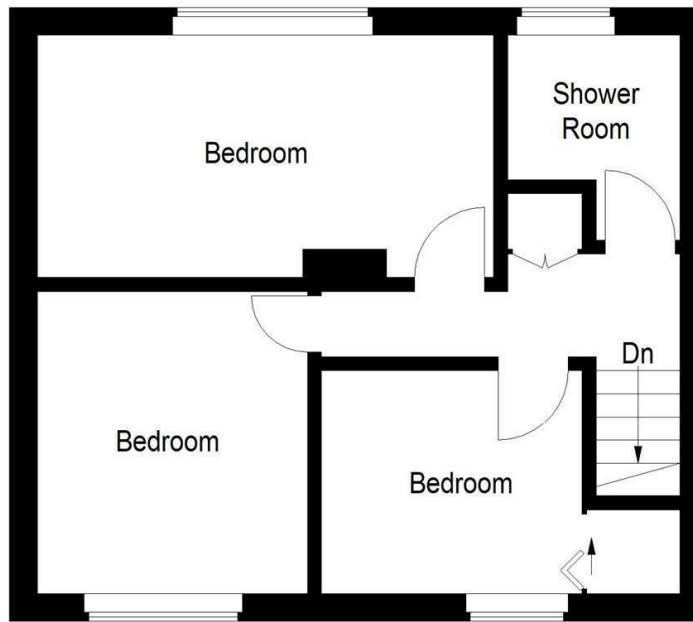
### **GARDENS FRONT & REAR**

### **INFORMATION**





Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID1129881)

## 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

### Selling Your Home?

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