



115 Ralston Court, Glenrothes, KY6 2PU

Offers Over £142,000



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OFFERS OVER
£142,000

Number 115 is a bright, freshly presented Mid Terraced villa which has recently been upgraded and is located within the popular residential area of Newcastle.

Primary schooling is located close to hand and a local Convenience Store. The Town Centre offers a comprehensive range of facilities including shops and supermarkets. Mainline bus station offering connections to major towns and cities including Dundee, Glasgow and Edinburgh.

The property is entered via a door from the front into the entrance hallway offering a window and staircase to the upper level.

A door from the hallway leads into the lounge with feature window to the front offering an open aspect and glazed door to the kitchen.

The kitchen is fitted with modern navy base and wall units, co coordinating worksurfaces, light sink and drainer. Electric hob with extractor above, oven and grill. Integral dishwasher and space for washing machine. Large storage cupboard. Window to the rear. A door leads into the dining / sun room with windows to the side and rear and French Doors lead to the rear garden. A staircase from the hallway leads to the upper

level where there is access to the attic via a Ramsay Type ladder and houses the central heating boiler.

Bedroom one offers a window to the front with storage. Bedroom two offers a window to the rear with storage. Bedroom three offers a high-level window and cupboard.

The family bathroom is fitted with a W.C., wash hand basin and bath. Separate shower cubicle with mixer shower. Opaque window.

To the front the garden is laid out for ease of maintenance.

The private enclosed garden to the rear is fenced on both sides, area of grass and pathway leading to rear entrance gate. Two timber sheds.





- Freshly presented Mid Terraced villa
- Open aspect to the front
- Entrance Hallway
- Lounge
- Fitted kitchen through to dining / sun room
- Three bedrooms on the upper level
- Family bathroom with separate shower
- Enclosed garden grounds to the rear, open aspect to the front
- Off street parking close to hand
- Popular residential area of town

INCLUDED

All fitted carpets, fitted floor coverings, integral appliances and two timber sheds.

SERVICES

Mains water, drainage, gas and electricity

VIEWING

By appointment through our Rollos Cupar Office
Telephone: 01334654081

COUNCIL TAX BAND B

EPC RATING: C

FLOOR AREA: 1022.00 SQ FT







Room Sizes

Approximate measurements

Lounge	14'2" x 14'7"
Kitchen	17'9" x 11'9"
Dining / Sun room	7'10" x 15'0"
Bathroom	15'4" x 8'7"
Bedroom	11'5" x 12'6"
Bedroom	11'6" x 9'7"
Bedroom 3	9'7" x 8'4"



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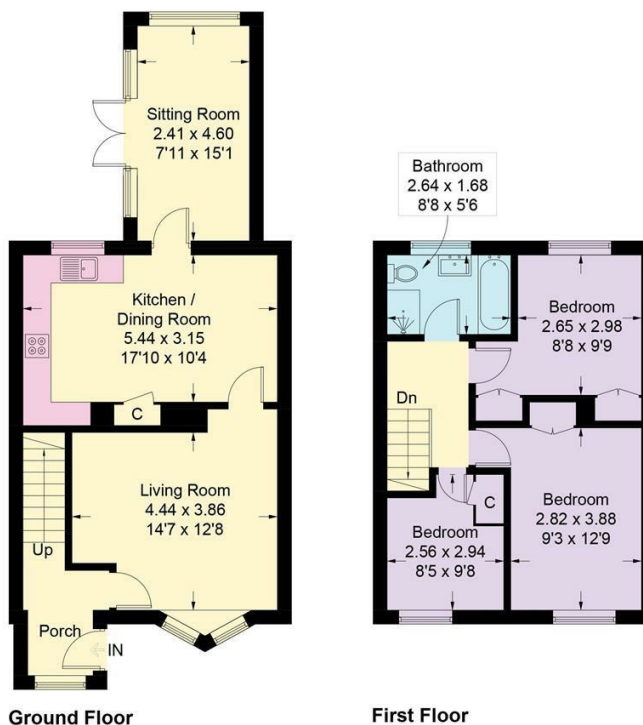


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