



19 Macgregor Road, Dunfermline - KY11 8NU

Dunfermline

Offers Over £355,000





19 Macgregor Road

Dunfermline

Modern four double bedroom detached villa in cul-de-sac near Masterton Primary. Bay lounge, dining kitchen, utility, master en-suite, double drive with EV charger, garage, landscaped garden.

Council Tax band: F

Tenure: Freehold

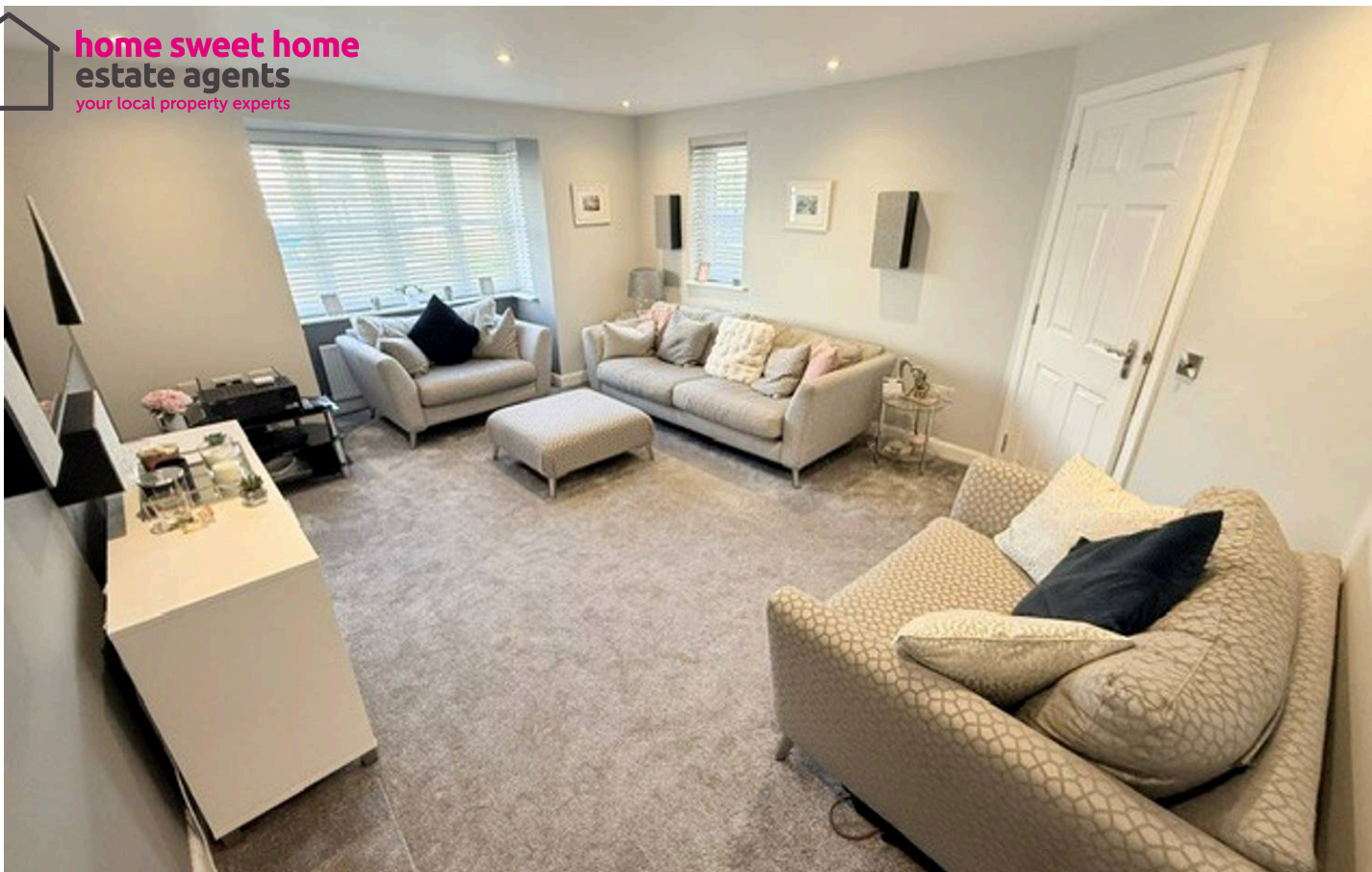
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- BEAUTIFUL DETACHED VILLA IN CUL DE SAC
- FOUR DOUBLE BEDROOMS MASTER EN-SUITE
- SPACIOUS BAY WINDOW LOUNGE
- GENEORUS MODERN DINING KITCHEN - UTILITY ROOM
- 4 PIECE FAMILY BATHROOM & SEP WC
- DOUBLE DRIVE- SINGLE GARAGE
- LANDSCAPED GARDENS TO FRONT & REAR
- PERFECT HOME FOR GROWING FAMILIES
- DG- GCH - EPC B - HOME REPORT £360,000
- VIEWING HIGHLY RECOMMENDED



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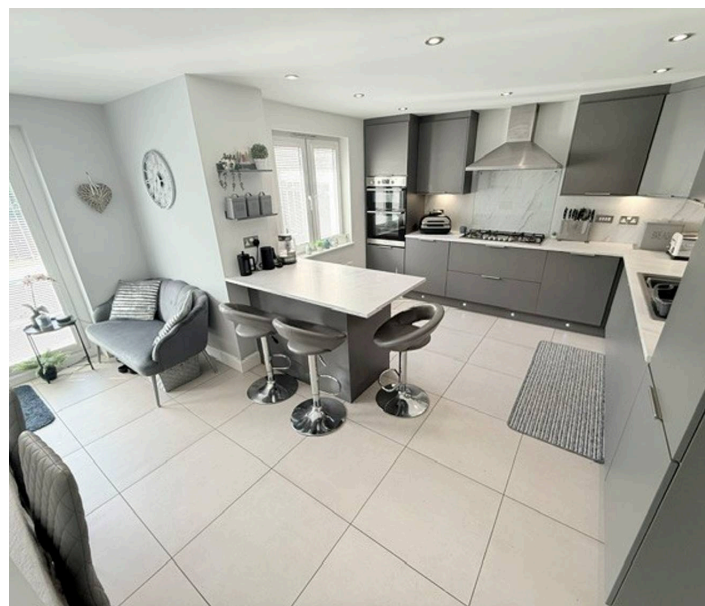
GARDEN

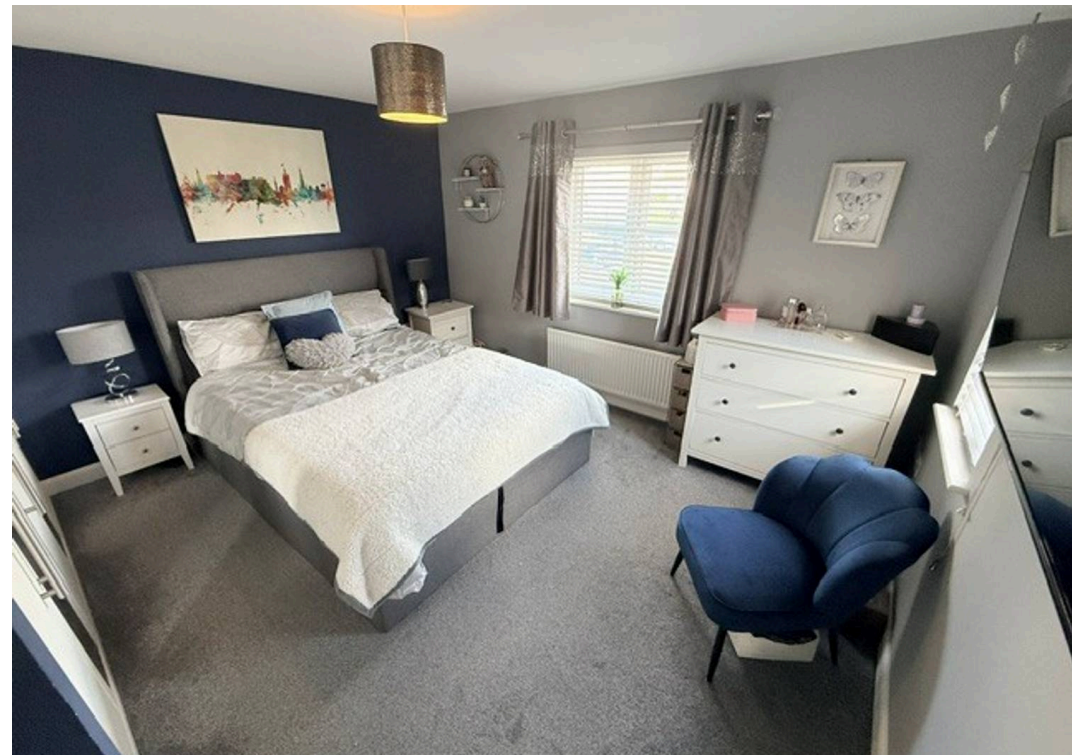
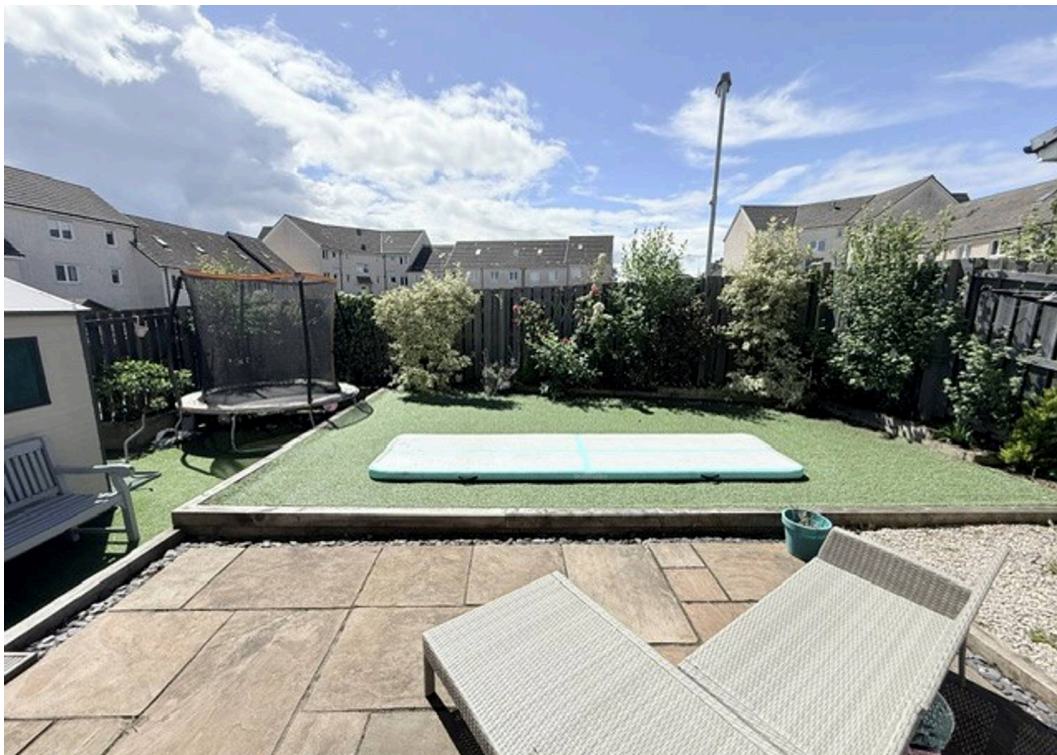
DRIVEWAY

4 Parking Spaces

GARAGE

Single Garage

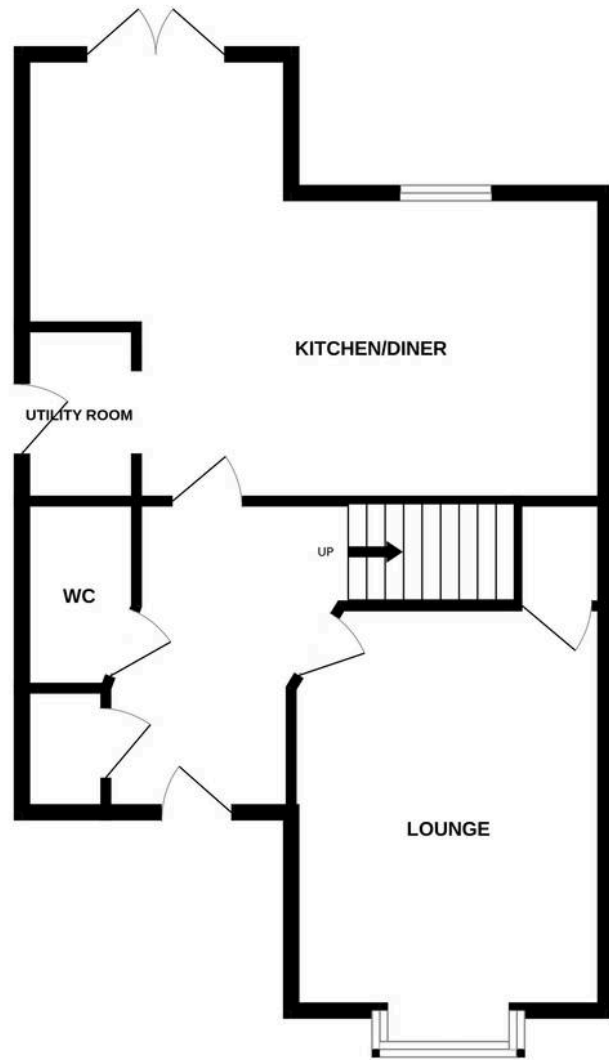




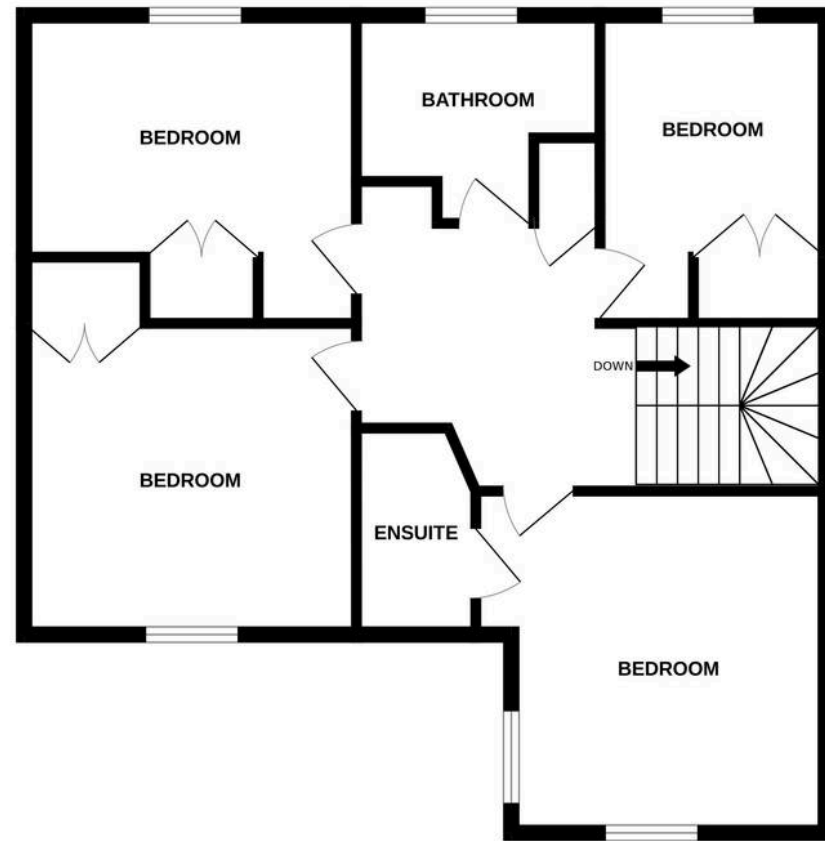
Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) A		
(81-91) B		
(69-80) C	81	85
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales		
		EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO₂ emissions</i>		
(92+) A		
(81-91) B	82	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England, Scotland & Wales		
		EU Directive 2002/91/EC

GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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