



13 Leslie House Oak Avenue, Leslie - KY6 3BE

Glenrothes

Offers Over **£239,995**





13 Leslie House Oak Avenue

Leslie, Glenrothes

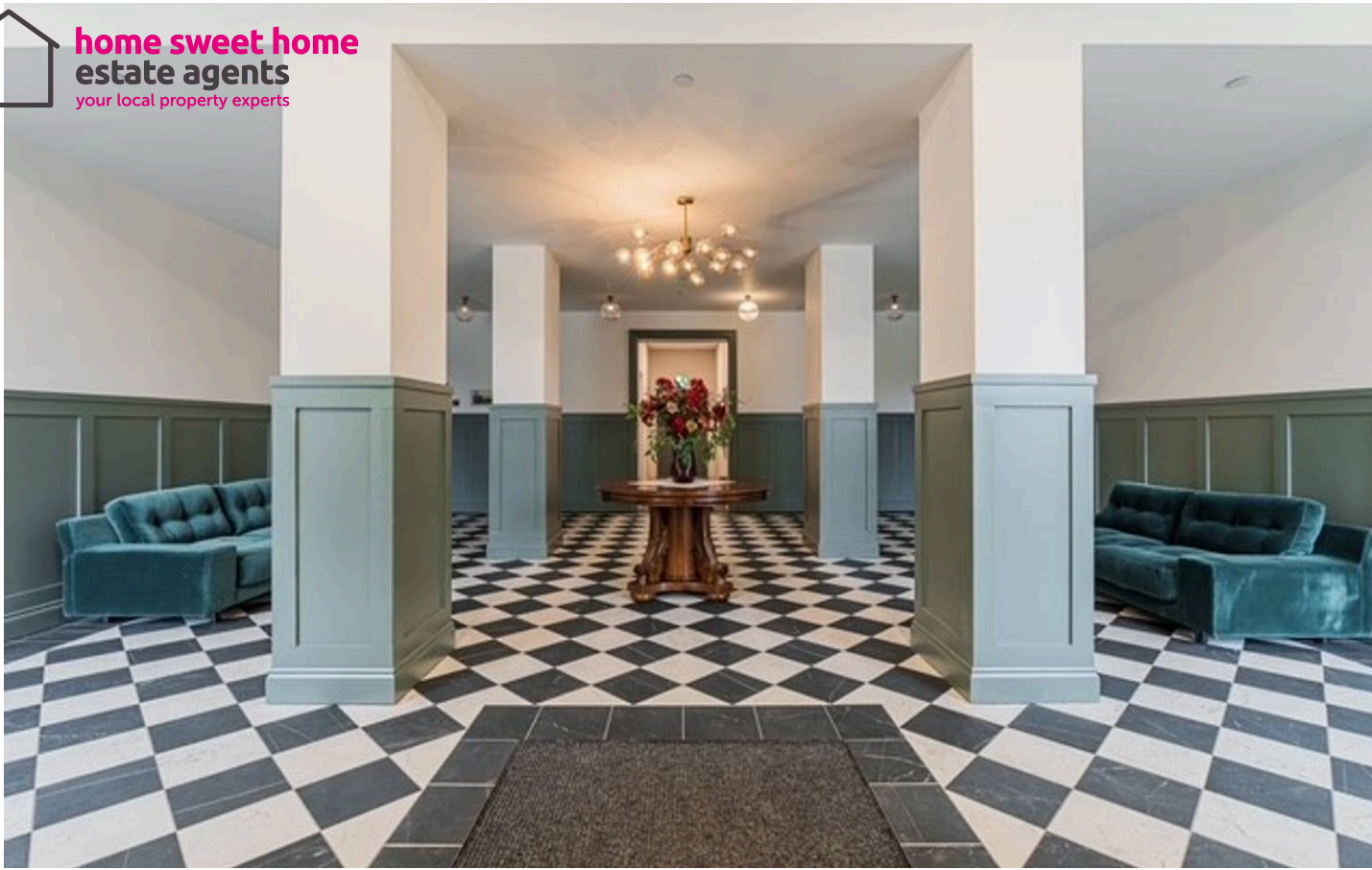
Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: A

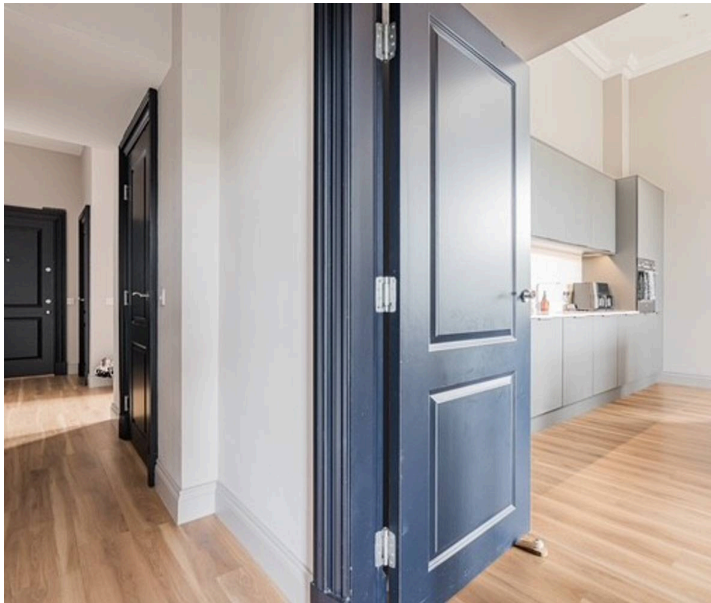
- LUXURY APARTMENT IN GRADE 'A' LISTED BUILDING
- 2 SPACIOUS DOUBLE BEDROOMS MASTER EN-SUITE
- OPEN PLAN BAY WINDOW LOUNGE - DINING - BESPOKE KITCHEN
- INTEGRATED APPLIANCES
- DG- ELECTRIC STORAGE HEATING - EPC B
- HOME REPORT £250,000 - BUILDER WARRANTY IN PLACE
- MODERN BATHROOM WITH RAINFALL SHOWER
- OFF STREET PARKING & VISITORS SPACE
- ESTABLISHED GROUNDS & SWEEPING DRIVEWAY
- VIEWING HIGHLY RECOMMENDED




GARDEN


OFF STREET

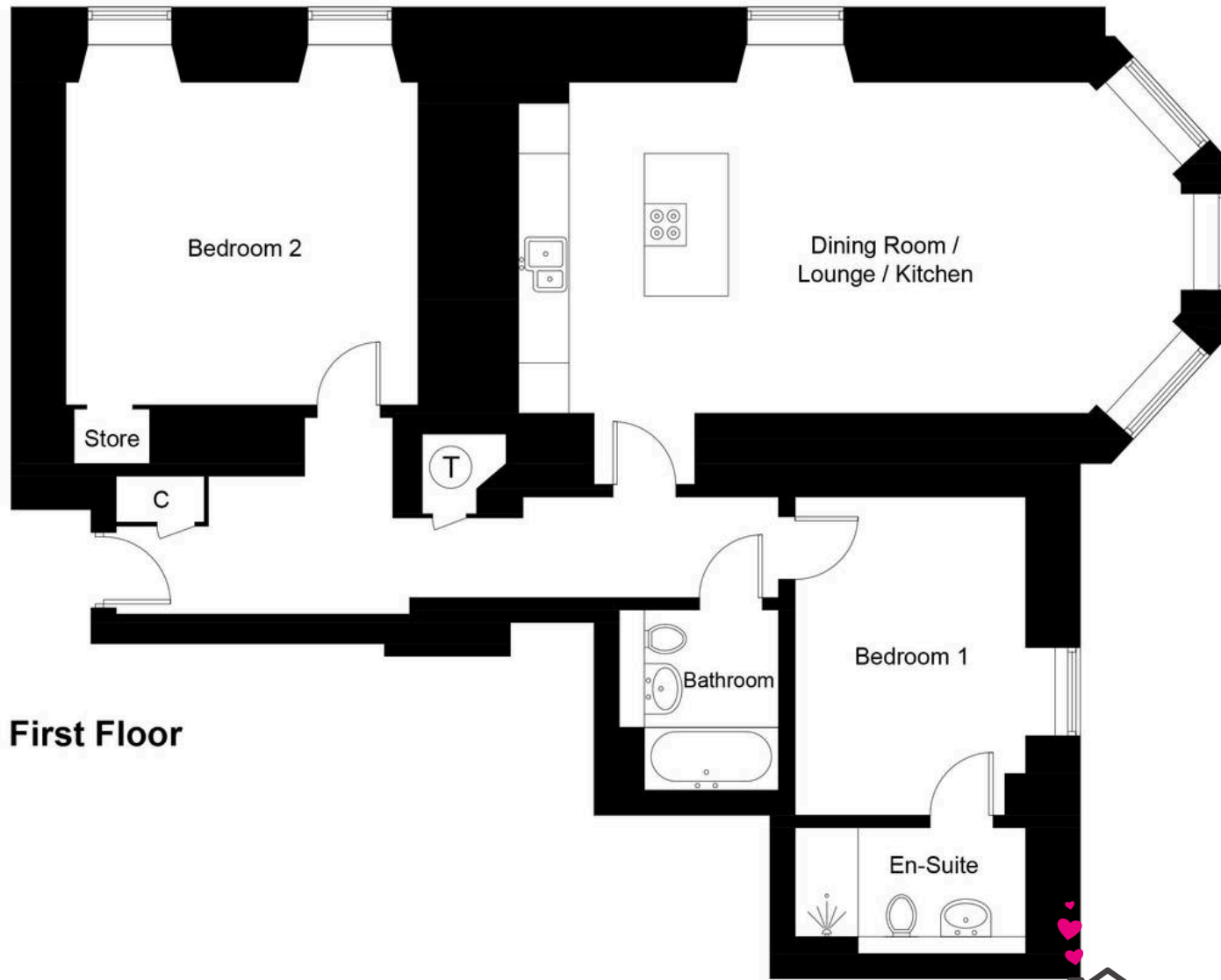
2 Parking Spaces





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



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1302189)



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