



125 Sappi Road, West Mill, Glenrothes – KY7 6ZU

Glenrothes

Offers Over £265,000





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125 Sappi Road

Glenrothes

Spacious 4-bed detached villa (The Leith, built 2025) in West Mill. Modern kitchen, master en-suite, solar panels, garage, driveway, enclosed rear garden. Upgraded features throughout. Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

- STUNNING DETACHED VILLA 'LEITH DESIGN'
- FOUR BEDROOMS MASTER EN-SUITE
- BRIGHT LOUNGE
- MODERN KITCHEN/ DINER - UTILITY ROOM
- 2 CAR DRIVEWAY
- FAMILY BATHROOM - SEP WC
- UPGRADES TO STANDARD DESIGN
- DG- GCH - EPC B - SOLAR PANELS - NHBC
- HOME REPORT £270,000
- GOOD SIZE ENCLOSED GARDEN
- VIEW NOW!



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GARDEN

DRIVEWAY

2 Parking Spaces

GARAGE

Single Garage





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	84	84
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B	85	85
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		

Ground Floor



First Floor



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