

first for homes

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Contact Allan England's Team

01592 752 944



Park Circle, Glenrothes

Offers over £96,000

Park Circle, Glenrothes

Lovely 2 Bedroom Ground Floor Apartment with Driveway Situated In Quiet Cul-De-Sac Setting In Markinch! Near John Dixon Park!

Allan England's award winning team at first for homes welcome to the market this desirable 2-bedroom Ground Floor Apartment situated within the sought-after Village of Markinch, within close proximity of John Dixon Park and all local amenities including Markinch Train Station. The property comprises: entrance hall, spacious lounge/diner, Kitchen upgraded approx 6 months ago with space for free appliances. Updated plumbing in kitchen, Showroom upgraded approx 6 month ago. 2 generous bedrooms. Roof has been re-tiled in 2012. Combi MPH Boiler installed approx 4 years ago with 10 year warranty and serviced yearly. 3-phase installed. Driveway installed 1 year approx giving parking for approx 2 cars. Rear garden grounds (Note: summer house & EV Charging point by separate negotiation). Ideal First Time Purchase, Buy-to-Let Investment. Downsizers. Early viewing is advised to avoid disappointment.

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EPC Rating C
Council Tax A
Home Report Value £100,000

The much sought-after area of Markinch boasts its very own Golf course, Primary school, mainline railway station and local shopping facilities. The nearby town of Glenrothes is regarded as one of the most successful new towns in Scotland with a wealth a local amenities including the Kingdom Shopping Centre as well as sport and leisure at Michael Woods. For the commuter the A92 allows swift road access to central west Fife and central Scotland motorway network. There are good rail connections North and South from Markinch itself.

These particulars are prepared on the basis of information provided by our clients. We have not tested the electrical system or appliances, nor where applicable, any central heating system. All sizes are recorded by electronic tape measurements 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.





SITUATION – Markinch

ENTRANCE HALL

LOUNGE

15'2" x 11'2" (approx) (4.64m x 3.42m (approx))

KITCHEN

11'7" x 5'6" (approx) (3.55m x 1.70m (approx))

BEDROOM 1

11'10" x 11'7" (approx) (3.62m x 3.55m (approx))

BEDROOM 2

12'11" x 9'3" (approx) (3.94m x 2.84m (approx))

SHOWER ROOM

7'6" x 4'8" (approx) (2.30m x 1.43m (approx))

DRIVEWAY FOR APPROX 2 CARS

GARDEN GROUNDS

INFORMATION





Illustration for identification purposes only, measurements are approximate, not to scale. floorplansUsketch.com © (ID833772)

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