



27 Ryan Road, Glenrothes - KY6 2EN

Glenrothes

Offers Over £120,000





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## 27 Ryan Road

Glenrothes, Glenrothes

Looking for something special with the Wow Factor then look no further...! Stunning modernised inside & out Mid Terraced Villa finished to a high standard with modern contemporary touch. Award Winning Home Sweet Home Estate Agents Fife are delighted to present The Perfect Starter Home comprising Welcoming Entrance Hall - Spacious Lounge/ Diner with French doors - Modern Breakfasting Kitchen & Appliances - Two Generous Double Bedrooms - Modern Rainfall Shower-Room. Benefitting from DG- GCH - EPC C - HOME REPORT £125,000. Externally lovely, enclosed gardens to front & rear. Early Viewing Recommended in order to avoid disappointment.

Council Tax band: B

Tenure: Freehold

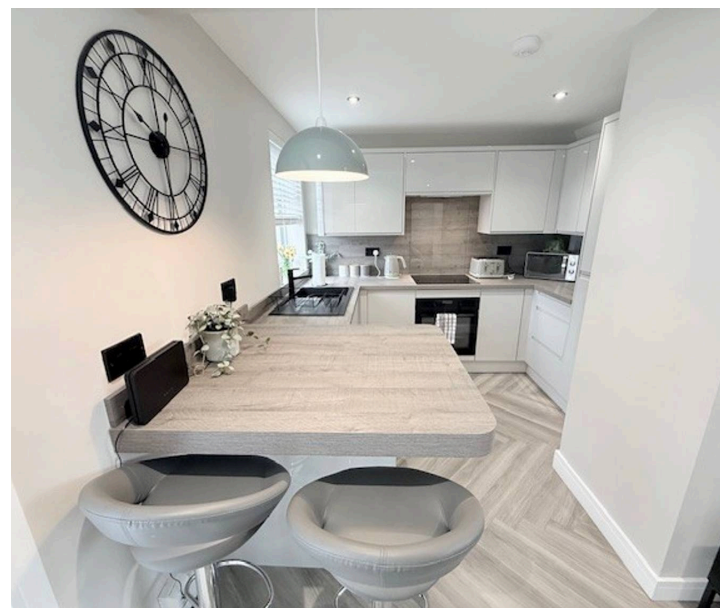
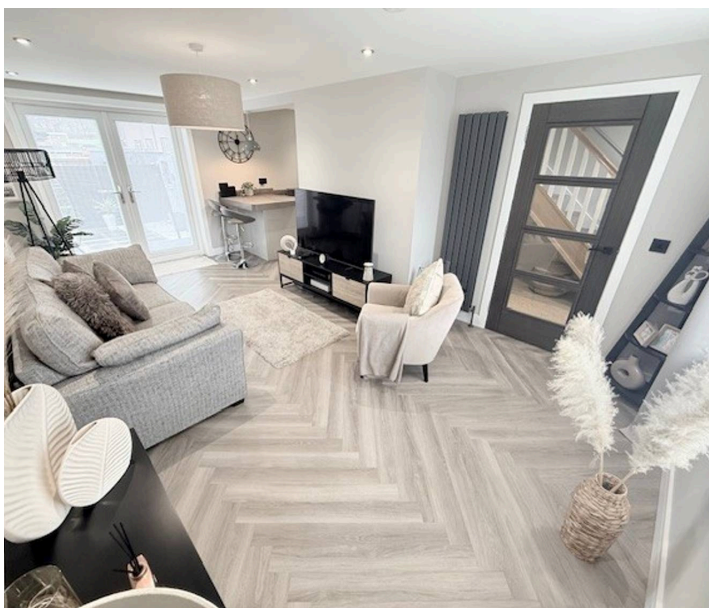
EPC Energy Efficiency Rating: C

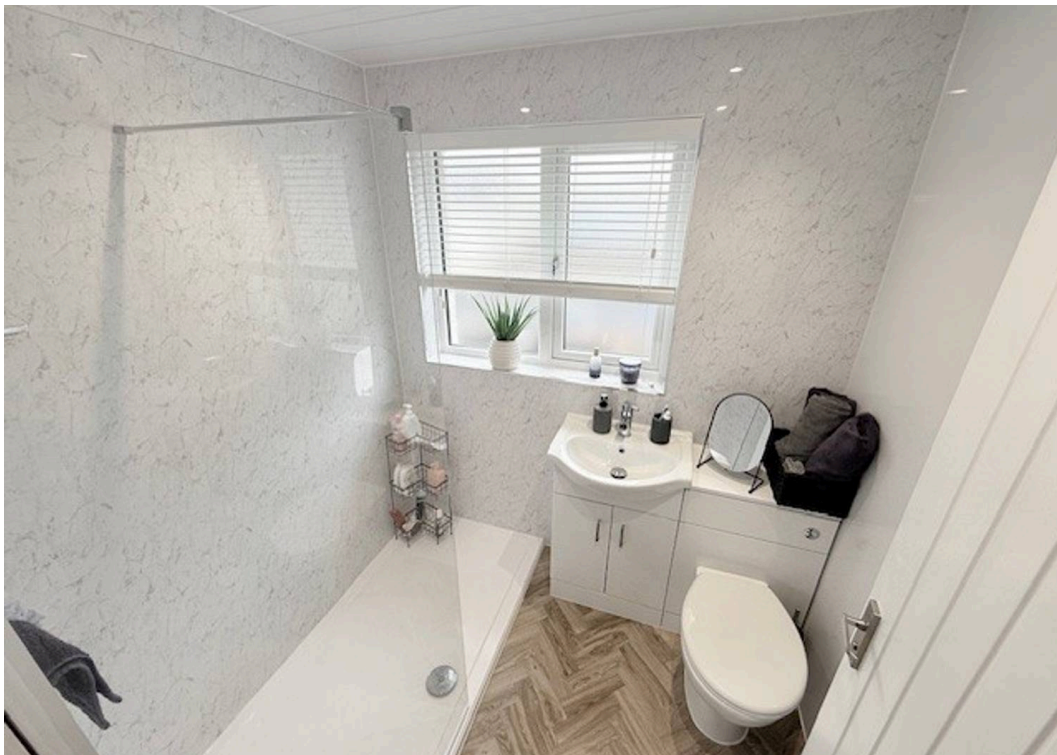
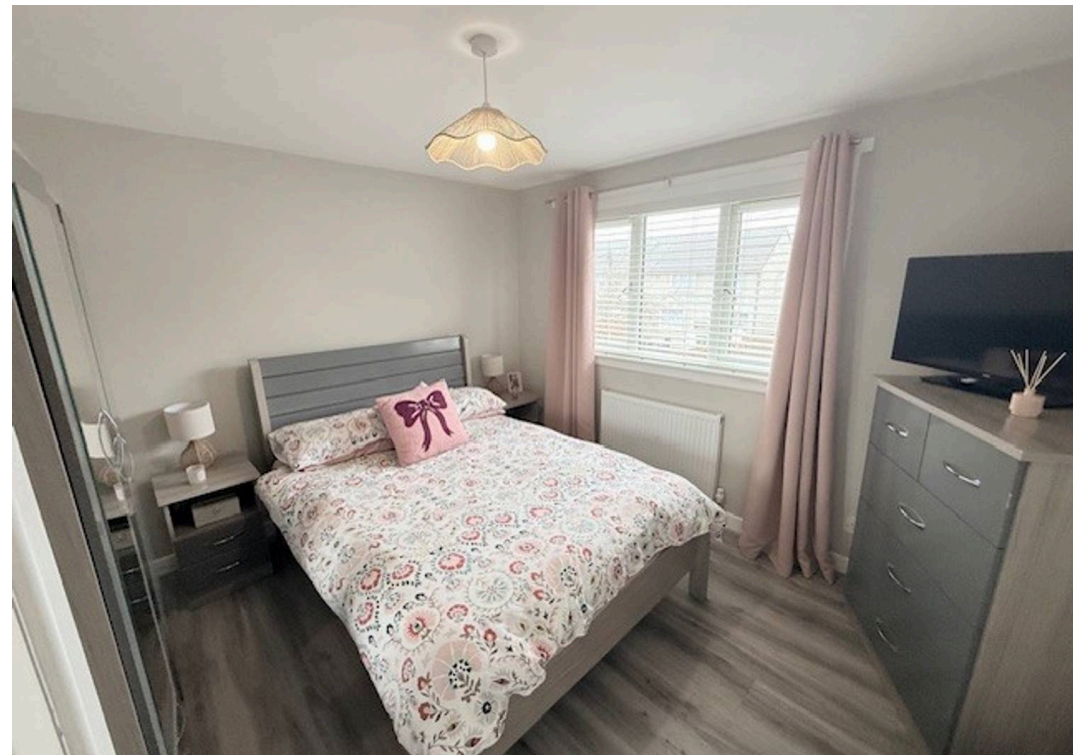
EPC Environmental Impact Rating: C

- STUNNINGLY MODERNISED MID TERRACED VILLA
- TWO GENEROUS DOUBLE BEDROOMS
- SPACIOUS LOUNGE/ DINER
- OPEN PLAN BREAKFASTING KITCHEN
- MODERN RAINFALL SHOWER-ROOM
- DG- GCH - EPC C - HOME REPORT £125,000
- ENCLOSED GARDENS
- SUOPERB STARTER HOME WITH WOW FACTOR
- SOUGHT AFTER LOCATION
- VIEW NOW!



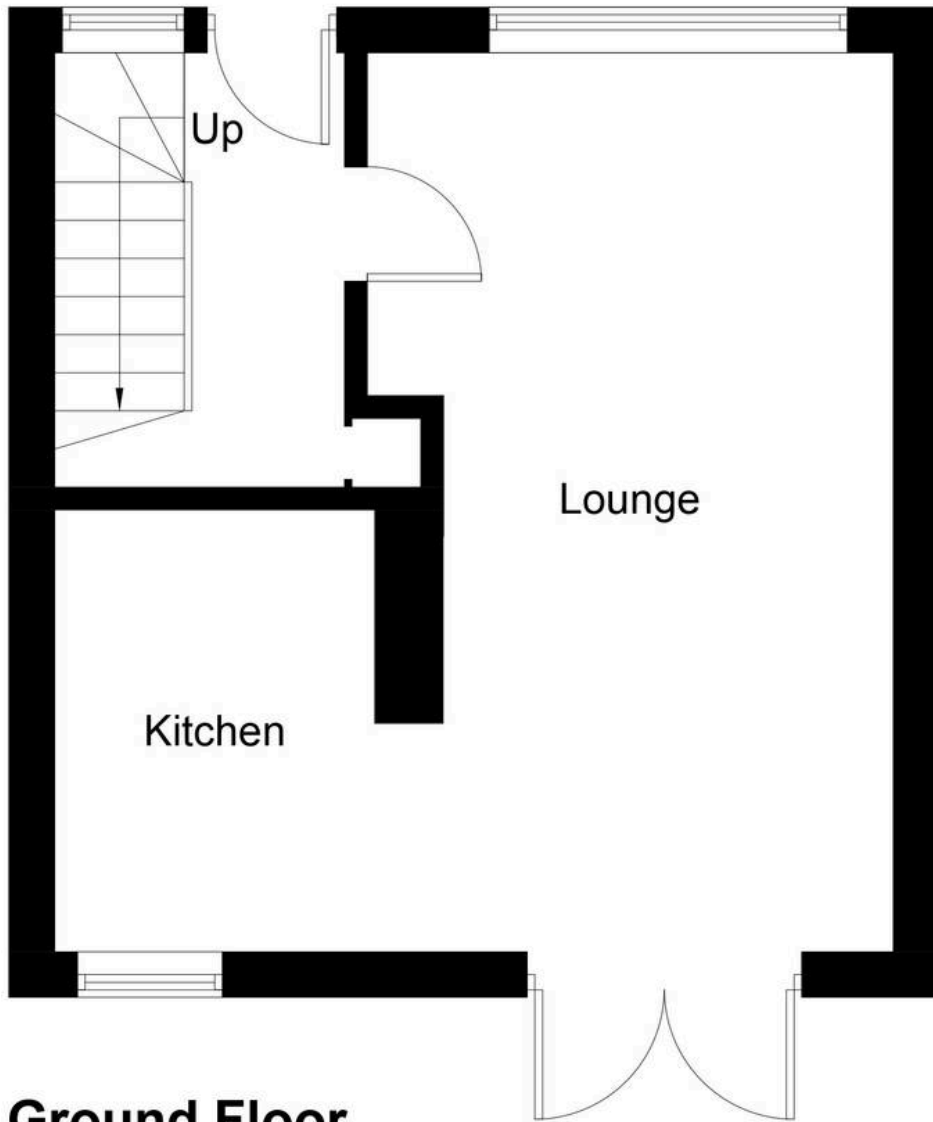
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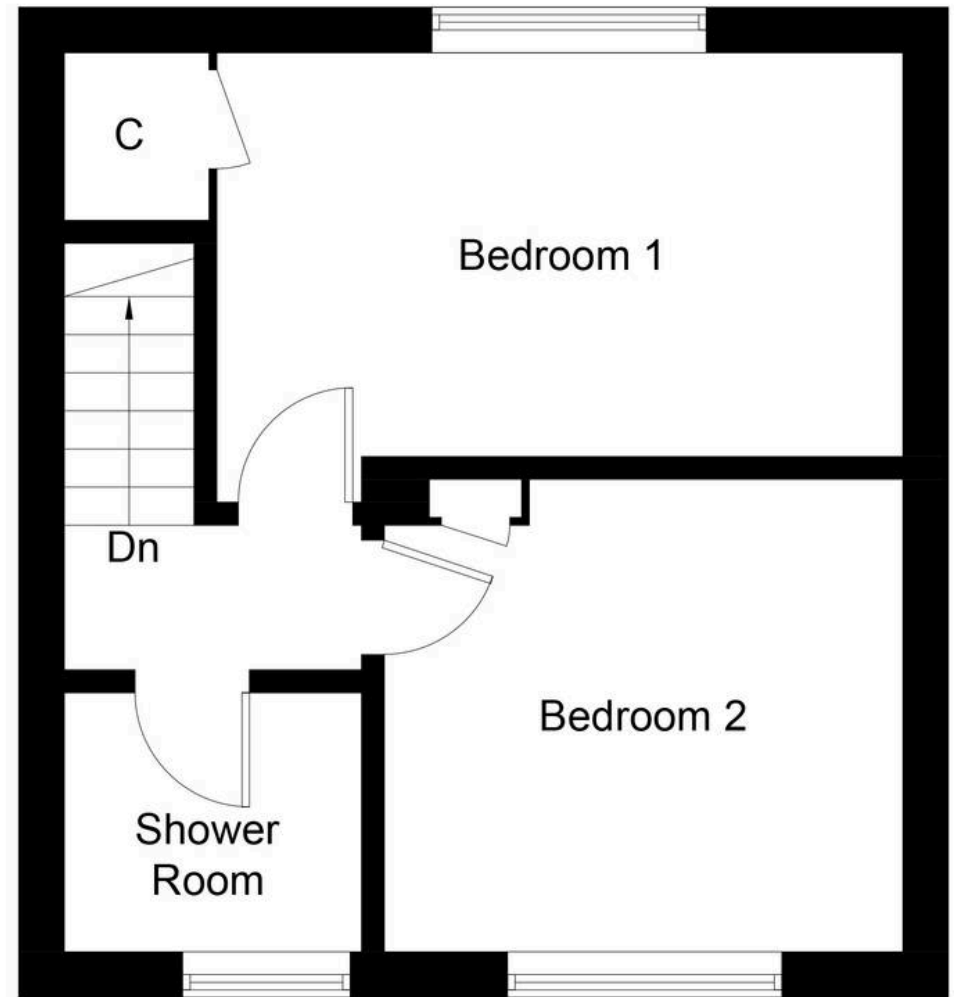


Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	74	81
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales <span style="float: right;">EU Directive 2002/91/EC </span>		

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	76	79
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
England, Scotland & Wales <span style="float: right;">EU Directive 2002/91/EC </span>		



**Ground Floor**



**First Floor**

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1289539)



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