



Morgans

PROPERTY

26 Moray Park, Dalgety Bay, KY11 9UN

Offers Over £160,000





Two-bedroom semi-detached home



First floor wet room



Impressive 18-foot living room



Two good double bedrooms



Fitted kitchen



Garage and driveway



EPC Rating -



Council Tax Band -



Welcome

Early entry available for this two-bedroom semi-detached home which offers well-proportioned accommodation over two floors, suitable for first-time buyers, couples, or investor in the popular town of Dalgety Bay. The ground floor provides an impressive living room extending to over 18 feet and fitted kitchen with door to gardens. The layout is open and practical. The first floor comprises two double bedrooms and a wet room - a practical and accessible alternative to a conventional shower room. Principal bedroom. The gardens and grounds are child and pet safe, enclosed and well stocked offering privacy. There is a single garage with double driveway and ample visitors parking available. Situated in Dalgety Bay, KY11 9UN, the property is within easy reach of local amenities, schools, and transport links including Dalgety Bay railway station.





EXTRAS INC. IN SALE/AGENTS NOTE

All floorcoverings, blinds, bathroom and light fittings together with integrated and freestanding appliances.

This property is being sold as seen in its present condition and no warranty will be given to any purchaser with regard to the existence or condition of the services or any heating or other system within the property or white goods. Any intending purchaser will require to accept the position as it exists.

From 1st February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the "inter-linked system"). No warranty is given that any interlinked system has been installed in this property and interested parties should make their own enquiries.





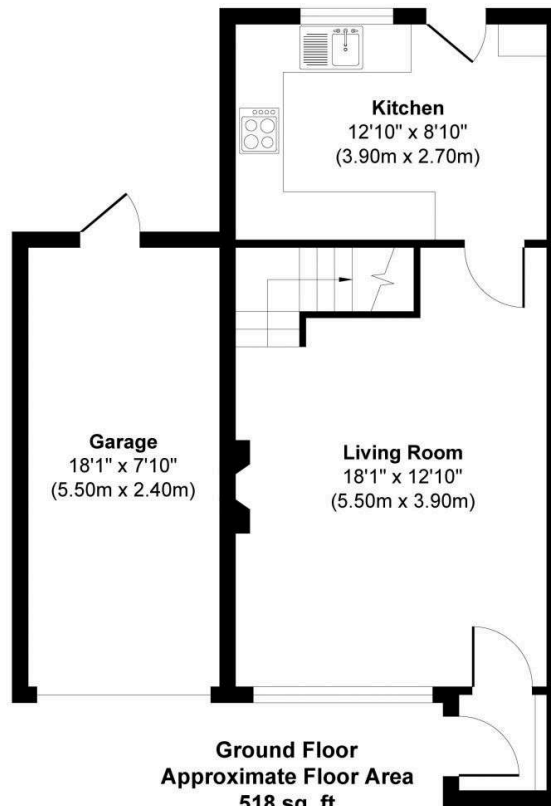
Dalgety Bay

Dalgety Bay is situated on the Forth Estuary approximately five miles to the southeast of Dunfermline. The well-established community provides a wide range of local shopping and recreational facilities including supermarkets, leisure centre, restaurants/ bars and primary schooling. Secondary schooling can be found in nearby Inverkeithing. Dalgety Bay is an ideal base for commuters with excellent public transport links to Edinburgh and close proximity to the A90, M90 motorway network. In addition the railway station provides regular links to Edinburgh and other neighbouring towns.

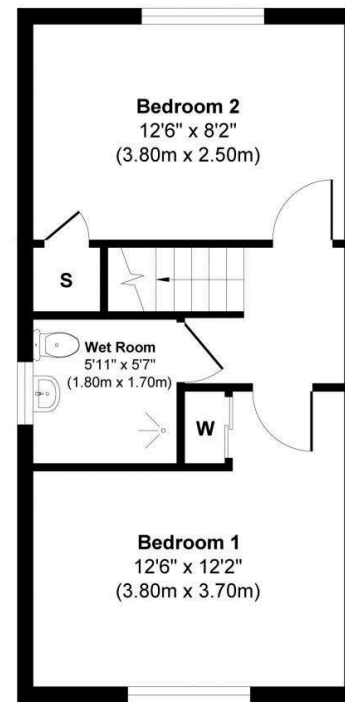
Morgans Property Package

We provide the complete buying and selling package including a comprehensive estate agency service and full legal service. For a FREE PRE-SALE VALUATION, estimate and market appraisal without cost or obligation, contact us.





Ground Floor
Approximate Floor Area
518 sq. ft
(48.10 sq. m)



First Floor
Approximate Floor Area
348 sq. ft
(32.37 sq. m)



Approx. Gross Internal Floor Area 866 sq. ft / 80.47 sq. m (Including Garage)

This floor plan is for illustrative and marketing purposes only and is to be used as a guide only. No details are guaranteed on measurements, floor areas, or orientation and do not form any agreement. No liability is taken for error, omission or misstatement. A party must rely upon its own inspection(s). Created by 9AM Media



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