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Contact Allan England's Team

01592 752 944



Colliston Avenue, Glenrothes

Offers over £112,995

Colliston Avenue, Glenrothes

Bright & Spacious 4-Bedroom Mid-Terraced Family Home in Popular Pitteuchar, Glenrothes

Presented by Allan England's Award-Winning Team at First For Homes, this fantastic 4 Bed Family Home offers generous accommodation throughout and is perfectly suited to first-time buyers, growing families, or investors. The ground floor comprises a welcoming entrance hallway, a spacious lounge, a separate dining room ideal for family meals and entertaining, a fitted kitchen, and a convenient cloakroom/WC. On the upper level, there are four well-proportioned bedrooms, all benefiting from built-in storage, together with a family shower room. Externally, the property enjoys private garden grounds to both the front and rear, providing excellent outdoor space for relaxation and family enjoyment. Ample on-street parking is available nearby for residents and visitors alike. Ideally positioned close to a range of local amenities, reputable primary schools, and excellent public transport links, this property offers the perfect balance of convenience and comfortable family living. Early viewing is highly recommended to fully appreciate the space, location, and potential this wonderful home has to offer.

Home Report Value £117,000

EPC Rating D

Council Tax Band B

First For Homes – First for Trust, First for Service, First for Aftercare.

Glenrothes is regarded as one of the most successful Towns in Scotland with a wealth of local amenities including Kingdom Shopping Centre as well as sport and leisure at Michael Woods and a multi-screen cinema. Glenrothes boasts its very own 18-hole Golf course and both Primary and Secondary schooling are available. For the commuter the A92 allows swift access to Edinburgh and there are railway stations at both Thornton and Markinch.

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 – Glenrothes

ENTRANCE HALLWAY

LOUNGE

13'11" x 12'7" (approx) (4.26m x 3.84m (approx))

KITCHEN

12'9" x 7'1" (approx) (3.91m x 2.18m (approx))

DINING ROOM

10'2" x 9'3" (approx) (3.11m x 2.84m (approx))

CLOAKROOM W/C

STAIRS TO UPPER LEVEL

BEDROOM 1

13'5" x 9'3" (approx) (4.11m x 2.82m (approx))

BEDROOM 2

12'7" x 9'0" (approx) (3.85m x 2.75m (approx))

BEDROOM 3

10'6" x 10'3" (approx) (3.21m x 3.13m (approx))

BEDROOM 4

9'8" x 7'2" (approx) (2.97m x 2.20m (approx))

FAMILY SHOWER ROOM

7'2" x 5'6" (approx) (2.19m x 1.70m (approx))

FRONT AND REAR GARDEN GROUNDS

ON STREET PARKING

INFORMATION





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first for trust



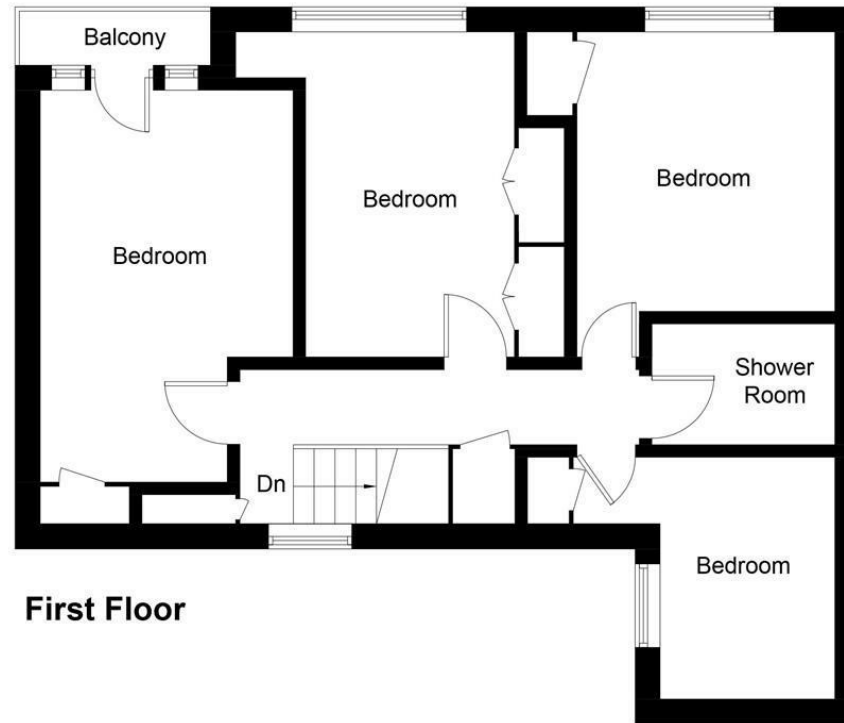
first for service



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Ground Floor



First Floor

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1314283)

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