

first for homes

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Contact Allan England's Team

01592 752 944



Balbirnie Street, Markinch

Offers over £169,000

Balbirnie Street, Markinch

Bright & Spacious 2 Bedroom Stone Built Duplex Apartment, Built In 1900, Situated In An Ideal Location Of Central Markinch!

Allan England's Team at first for homes are proud to present to the market this lovely, rarely available 2 Bedroom Duplex Apartment situated in an ideal location of central Markinch. This stone built traditional apartment built in 1900 would be an ideal first-time home or investment opportunity. The property comprises: secure entry system, stairs to upper level, entrance hallway, substantial lounge with beautiful bay windows and feature gas fireplace, well appointed breakfasting kitchen and family bathroom with roll top bath. A rustic wooden staircase leads to the upper level providing a spacious master bedroom with cozy bay window seat to read or relax and modern En-suite shower room, the 2nd bedroom offers 2 sets of double built in wardrobes and Velux windows. The property has original features and ornate detailing and the added benefit of a new Worcester boiler in 2021, the duplex added level and new windows in Jan 2023. Shared rear garden and residents parking available. Central location to local amenities and walking distance to train station, Laurel Bank hotel is directly adjacent. Early viewing is essential so you don't miss out! Call 01592 752944 to secure your viewing slot today.

Home Report - £175,000
EPC Rating- D
Council Tax Band- C

Don't miss out, call first for homes - first for trust... first for service... first for aftercare.

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.





SITUATION – Markinch

SECURE ENTRY SYSTEM

STAIRS TO UPPER LEVEL

ENTRANCE HALLWAY

LOUNGE 21'3" x 15'11" (approx) (6.49m x 4.86m (approx))

BREAKFASTING KITCHEN
14'3" x 12'3" (approx) (4.35m x 3.74m (approx))

FAMILY BATHROOM
8'2" x 7'4" (approx) (2.50m x 2.26m (approx))

WOODEN STAIRCASE TO UPPER LEVEL

BEDROOM 1 15'8" x 13'1" (approx) (4.80m x 4.00m (approx))

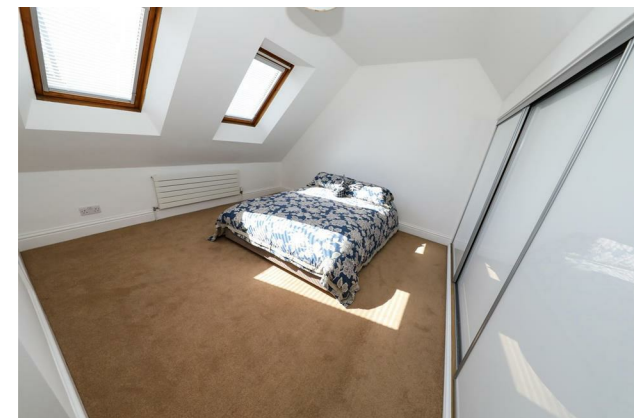
EN-SUITE SHOWER ROOM
8'6" x 5'5" (approx) (2.60m x 1.66m (approx))

BEDROOM 2 14'2" x 11'8" (approx) (4.32m x 3.56m (approx))

SHARED GARDENS

RESIDENTS SHARED PARKING

INFORMATION



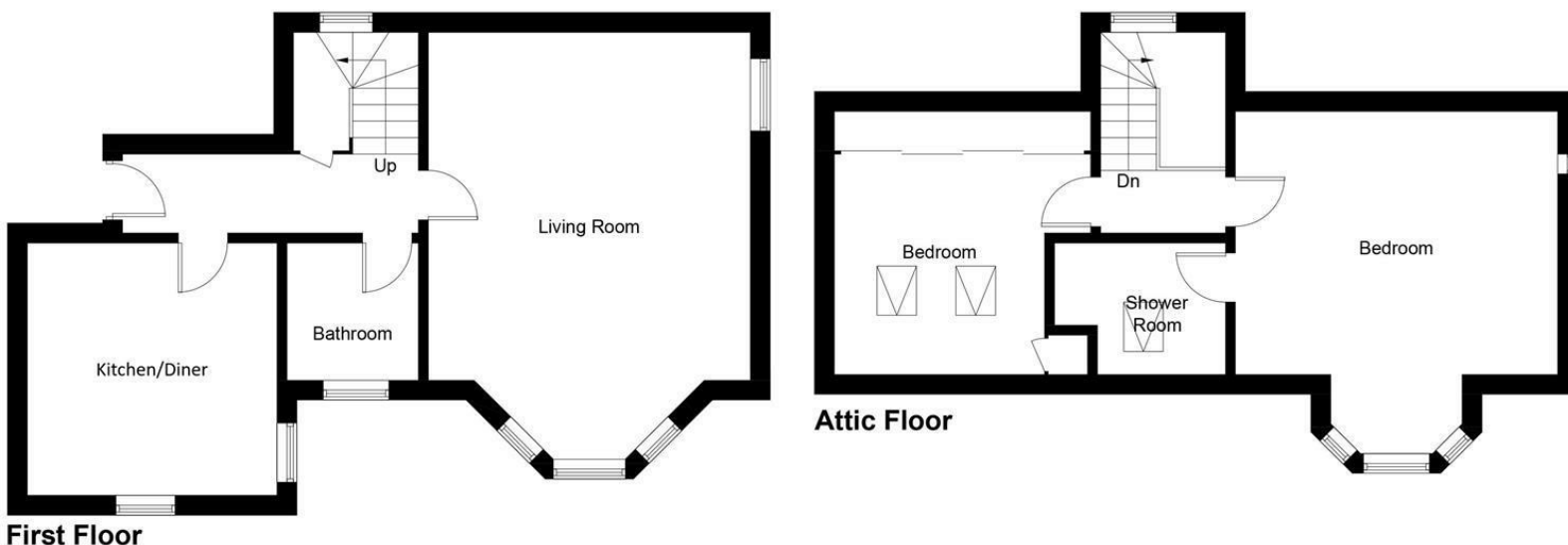


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Information

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

FREE Valuation

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