



FIXED ASKING PRICE

£175,000

Main Street

Kirkcaldy, KY1 4AE



Ground Floor

1st Floor

TOTAL: 1199 sq. ft, 111 m²
 Ground floor: 800 sq. ft, 74 m², 1st floor: 399 sq. ft, 37 m²
 EXCLUDED AREAS: LOW CEILING: 8 sq. ft, 1 m², WALLS: 120 sq. ft, 11 m²
Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

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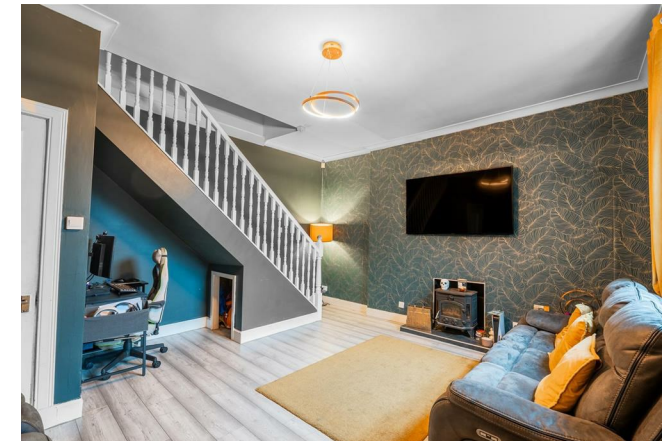


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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Scotland	60	74
	EU Directive 2002/91/EC	



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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