

# first for homes

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Contact Allan England's Team

01592 752 944



Gifford Court, Glenrothes

**Offers over £136,000**

# Gifford Court, Glenrothes

Charming 2 Bedroom Detached Bungalow for Aged 55+ Only - Ideally Located in a Popular Area of Glenrothes, With 2 Car Driveway!

Allan England's award-winning team at First For Homes are delighted to bring to the market this rarely available charming 2 bed detached bungalow situated in a popular area of Glenrothes. The accommodation is presented all on one level offering entrance hallway, spacious and bright lounge with boxed bay window and space for dining table and chairs, kitchen with space for all appliances, 2 bedrooms and shower room.

Externally, the property boasts easily maintained front and rear gardens with a peaceful woodland backdrop and a driveway for 2 cars. Early viewing is highly recommended as bungalows are high demand.

EPC Rating: C  
Council Tax Band: B  
Home Report Value: £142,000

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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**

14'7" x 10'6" (approx) (4.47m x 3.22m (approx))

**KITCHEN** 8'8" x 7'6" (approx) (2.66m x 2.30m (approx))

**BEDROOM 1**

10'7" x 9'10" (approx) (3.23m x 3.00m (approx))

**BEDROOM 2**

8'9" x 6'7" (approx) (2.67m x 2.01m (approx))

**SHOWER ROOM**

6'6" x 5'7" (approx) (2.00m x 1.71m (approx))

**2 CAR DRIVEWAY**

**FRONT & REAR GARDENS**

**INFORMATION**





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## FREE Valuation

### Selling Your Home?

Choose first for homes - a highly experienced estate agency team you can trust to sell your home at the highest possible price. Offering fantastic savings on selling fees, with no compromise on service, free professional photography highlighting your home in its best light, first for homes will be your first choice. Contact us today to arrange your appointment.

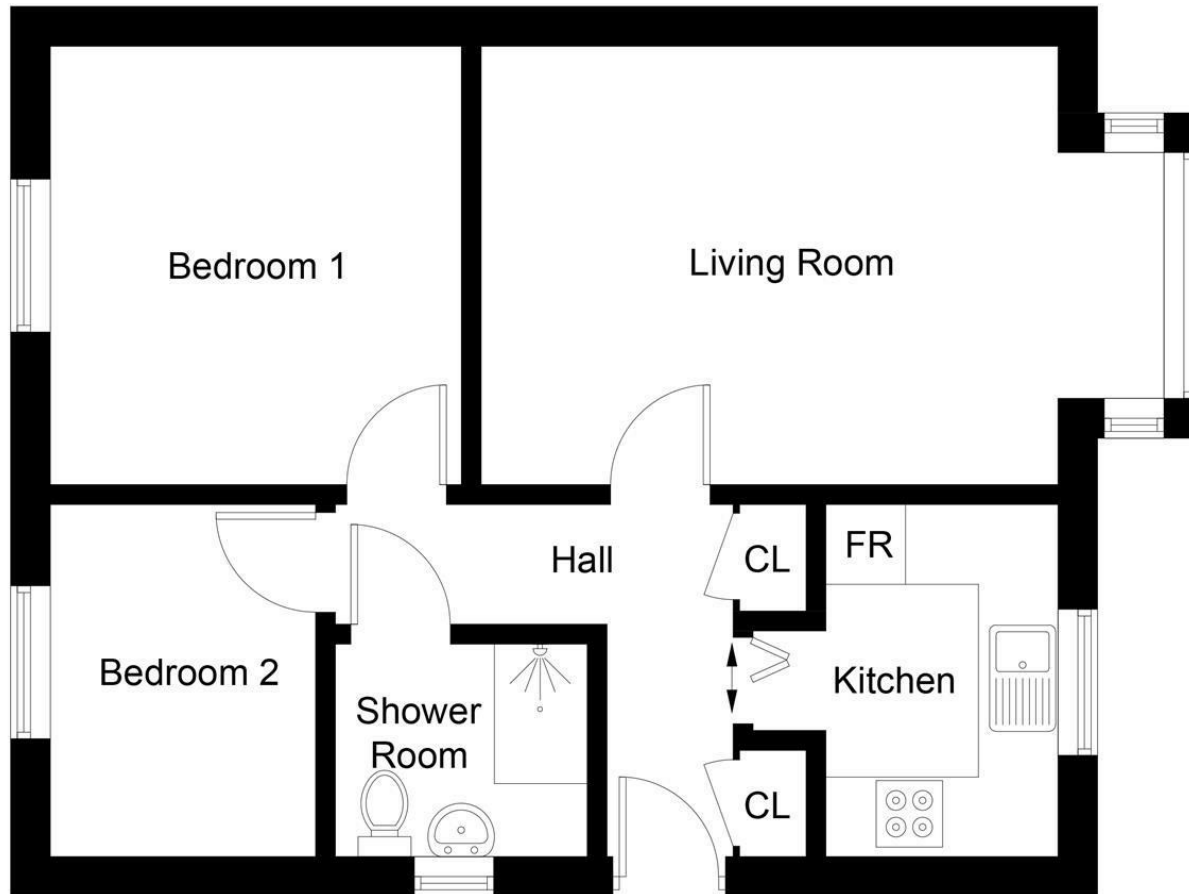


Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1304783)



**first for trust**



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