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## 13 Dalgety Gardens

Dalgety Bay, Dunfermline, KY11 9LF

Offers Over £230,000



Unlock the hidden potential of this deceptively spacious semi-detached villa. Originally a three-bedroom home, this property has been significantly extended to offer a versatile, multi-generational layout rarely found in the area. Boasting downstairs lounge, dining room, kitchen, bedroom and wet room. On the upper floor you will find a second lounge with patio doors to an enclosed balcony, three further bedrooms and bathroom. The property benefits from gas central heating and double glazing. Gardens to front and rear with driveway and garage. This is more than just a renovation project—it's a chance to put your own stamp on a property within one of Fife's most sought-after coastal towns.

Consistently recognized as one of Scotland's most desirable places to live, Dalgety Bay offers an enviable lifestyle on the northern shores of the Firth of Forth. The world-renowned Fife Coastal Path winds its way through the town, offering breath taking views across the Forth toward the Edinburgh skyline. This award-winning town perfectly balances the tranquility of coastal living with the vibrant energy of a well-connected community. Known for its picturesque scenery and "Best Kept Small Town" accolades, it provides a safe, welcoming environment that appeals to families, professionals, and those looking to enjoy a slower pace of life without sacrificing modern convenience. For the modern commuter, the town is exceptionally well-placed. Dalgety Bay's dedicated railway station sits on the Fife Circle line, offering a stress-free and scenic journey into the heart of Edinburgh in just over thirty minutes. Those who prefer to drive benefit from immediate access to the M90 motorway and the iconic Queensferry Crossing, making the commute to the capital, Perth, or Glasgow remarkably straightforward. Additionally, the nearby Ferrytoll Park & Ride provides a frequent and reliable express bus network, including direct links to Edinburgh Airport.



