

29 Rosslyn Crescent

KIRKCALDY, FIFE, KY1 2BN



*IMMACULATE THREE BEDROOM HOME
IN A POPULAR NEW DEVELOPMENT*



01592 800 695



www.mcewanfraserlegal.co.uk



info@mcewanfraserlegal.co.uk



McEwan Fraser Legal is delighted to present this three-bedroom house in Kirkcaldy. This beautifully presented, end-terraced home offers spacious and versatile accommodation, ideal for families or first-time buyers.

The ground floor comprises a welcoming hall, a guest cloakroom with WC, a comfortable lounge, and a bright kitchen-diner with French doors opening onto the landscaped rear garden.



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Upstairs, there are three well-proportioned bedrooms, including a master with an en-suite, plus a modern family bathroom.



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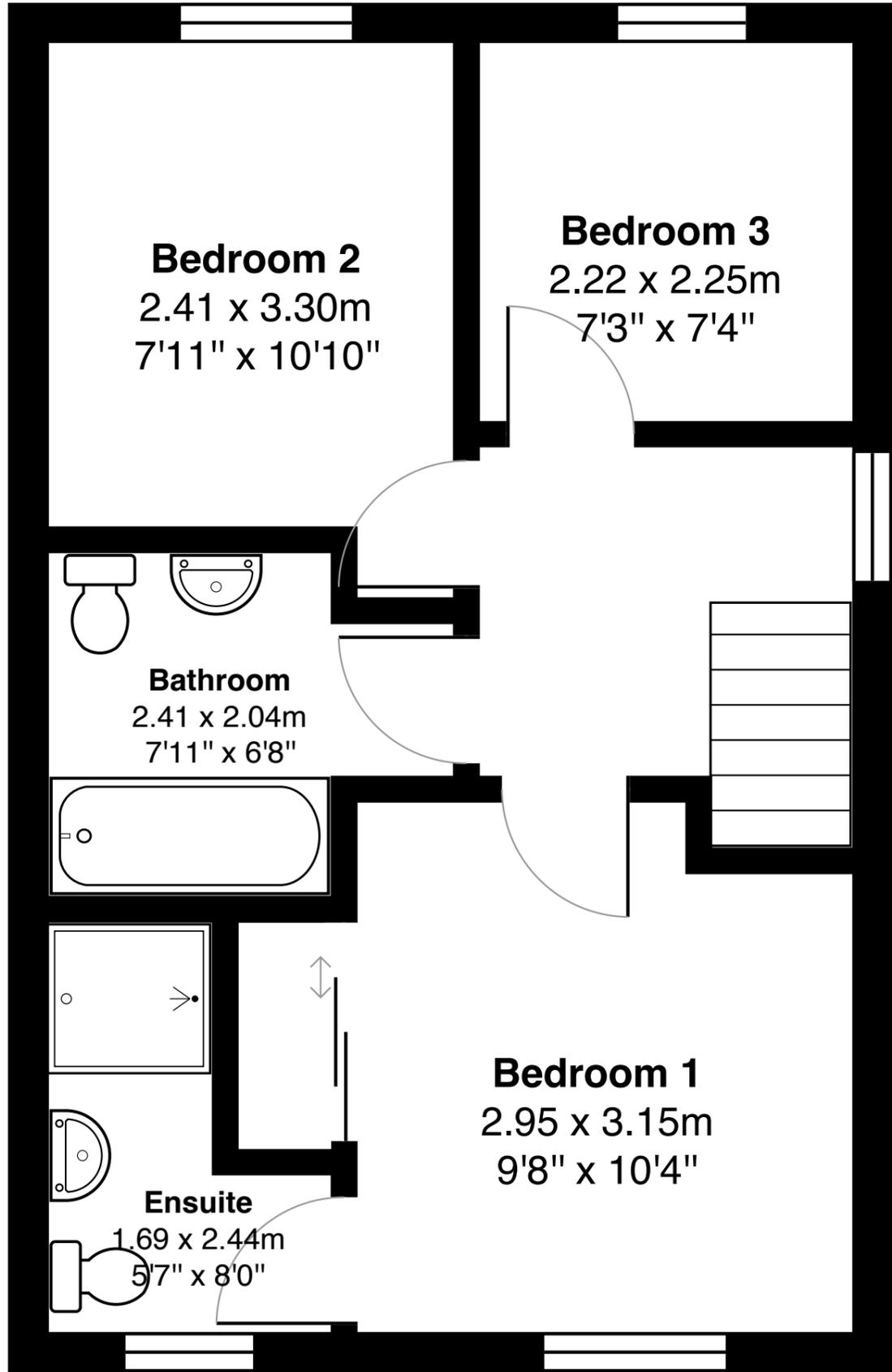
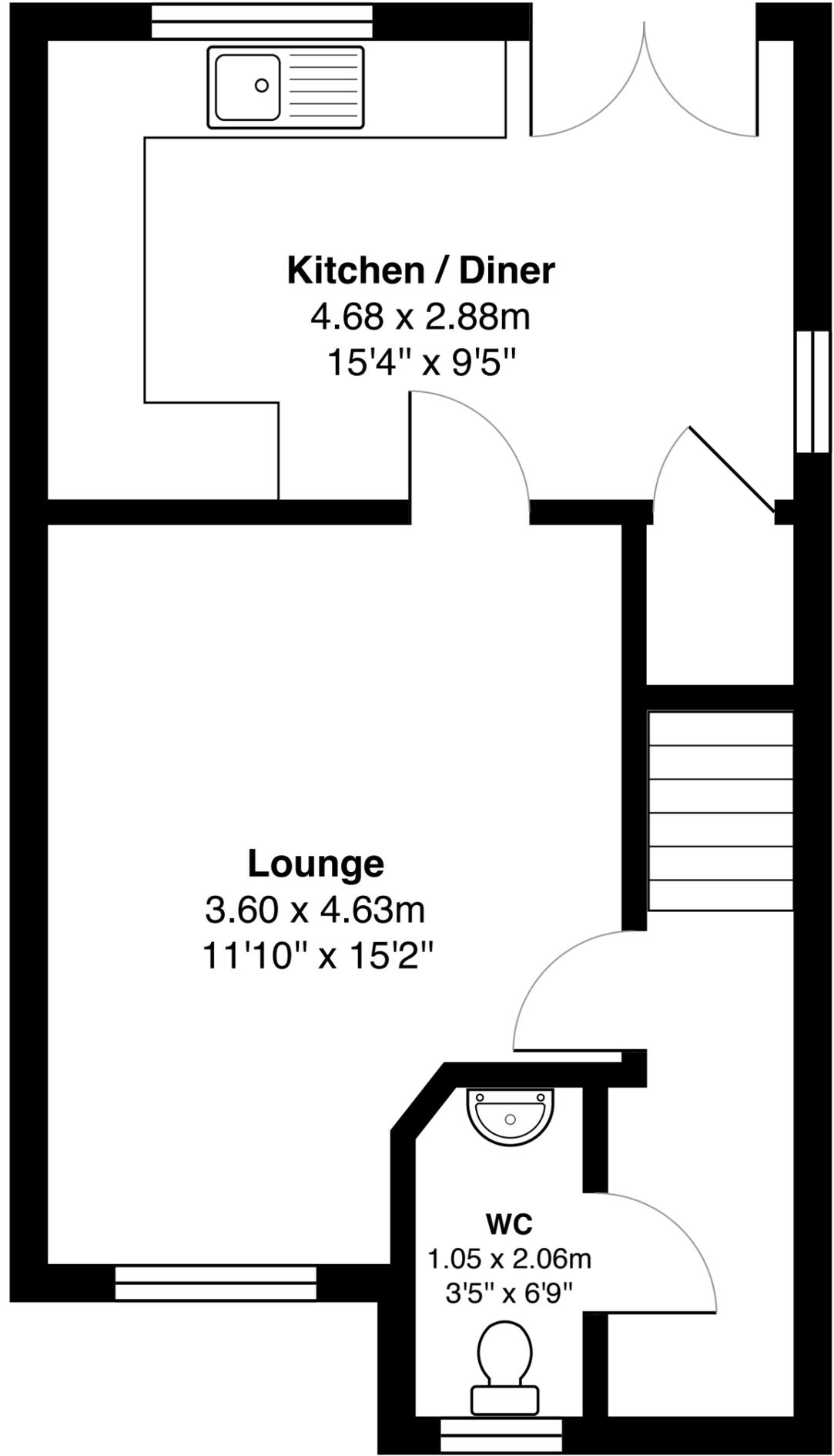
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Gross internal floor area (m²): 74m²
EPC Rating: B



This new build property benefits from many years of NHBC warranty and is in excellent condition throughout. The rear garden is fully enclosed with wooden fencing and features attractive patio landscaping, while the front provides convenient parking for two cars. With its modern style, spacious layout, and move-in-ready condition, this home is not to be missed.



Kirkcaldy, 'The Lang Toun' is one of Fife's principal towns and provides a wide range of retail, cultural and leisure services as well as primary, secondary and further education at the Adam Smith College. A thriving Fife town to the north of Dunfermline and the Forth Bridges, Kirkcaldy has excellent shopping facilities including the Mercat shopping centre on the High Street, along with independent shops, and the large retail Park. In addition, Kirkcaldy has four secondary 3 schools and twelve primary schools.

One of the great attractions of Kirkcaldy is its excellent commuter network with a rail station and good arterial connections: Edinburgh (25miles), Glasgow (46), Dundee (29), Perth (35) and Edinburgh Airport (18) are all within easy access via road and rail.

For those who enjoy the outdoors; Dunnikier Park has a cricket club, Ravenscraig Park and Beveridge Park with a boating lake, skateboard area, rugby ground and many woodland walkways. There is a range of leisure facilities in Kirkcaldy such as a swimming pool, an ice rink, and two golf courses.

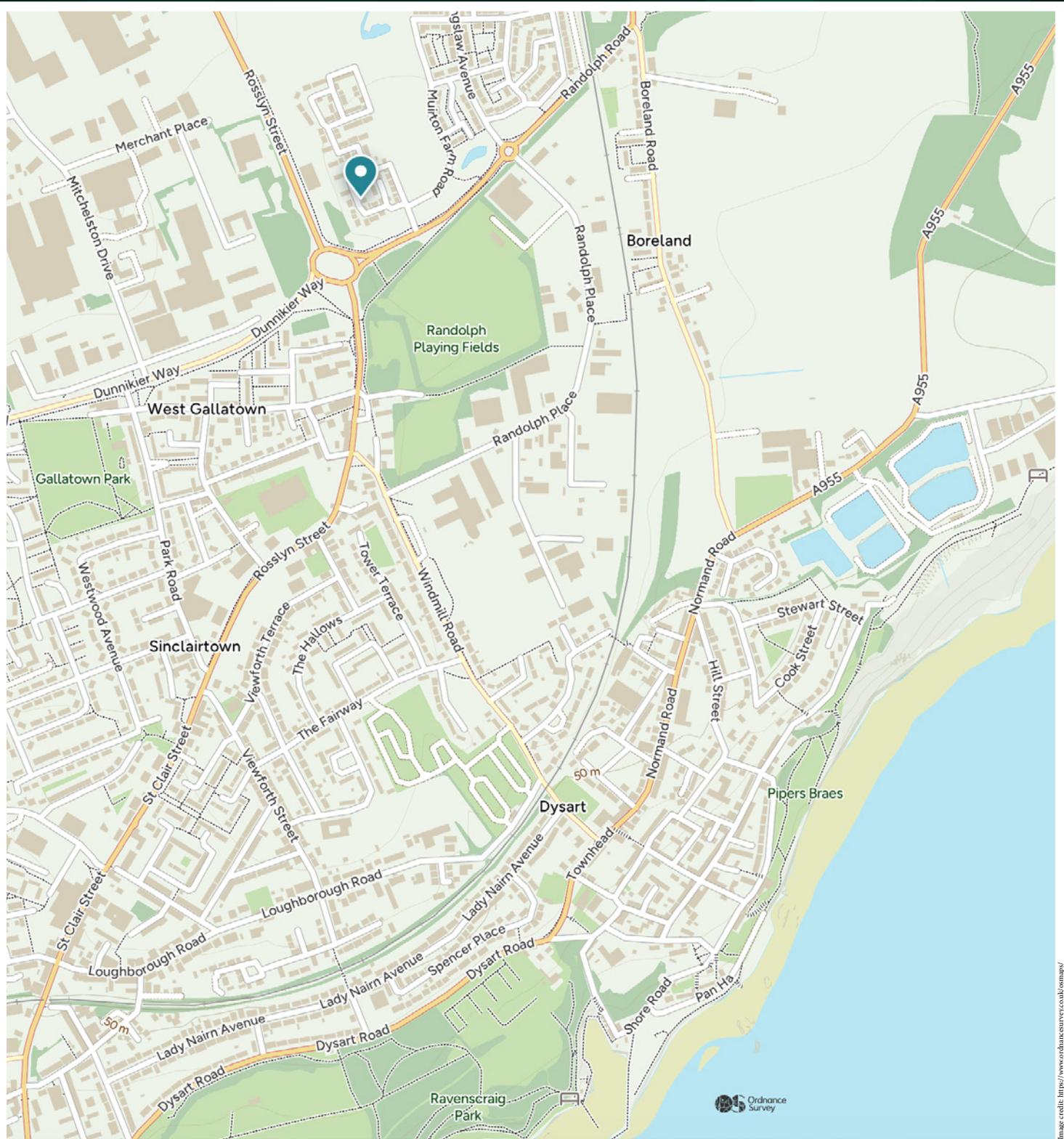


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McEwan Fraser Legal

Solicitors & Estate Agents

Tel. 01592 800 695

www.mcewanfraserlegal.co.uk

info@mcewanfraserlegal.co.uk

Part
Exchange
Available



Text and description
JAY STEIN
Area Sales Manager



Professional photography
MARK BRYCE
Photographer



Layout graphics and design
ALAN SUTHERLAND
Designer

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