

# first for homes

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Contact Allan England's Team

01592 752 944



High Street, Leslie

**Offers over £79,995**

# High Street, Leslie

Nestled within the popular residential area of Leslie, this attractive 2-bedroom terraced villa offers bright, spacious accommodation and stunning countryside views from the rear garden.

Allan England's award-winning team at First For Homes are delighted to present this desirable property to the market. The accommodation comprises a welcoming and generously sized lounge, fitted kitchen, two well-proportioned bedrooms, family bathroom, and excellent storage throughout. Further benefits include double glazing and a gas central heating system installed in 2016.

Externally, the property is accessed via a side gate leading to the rear, features a private rear gardens, providing an ideal space for relaxing or entertaining while enjoying beautiful open countryside views. Perfectly suited to first-time buyers, buy-to-let investors, or those looking to downsize, this fantastic home offers excellent value in a sought-after location with abundance of local amenities nearby. Early viewing is highly recommended to avoid disappointment.

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EPC Rating D  
Council Tax B

Leslie provides a range of local amenities including shops, restaurants and Primary School. Leslie is adjacent to Glenrothes which 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. 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 - Leslie**

### **ACCESS VIA SIDE GATE AT NO 81 - ENTER VIA 2ND GATE**

**LOUNGE** 14'4" x 8'10" approx (4.37m x 2.70m approx)

**KITCHEN** 8'3" x 8'2" approx (2.52m x 2.51m approx)

### **CARPETED STAIRS TO UPPER LEVEL**

### **HALLWAY**

### **BEDROOM 1**

8'10" x 7'11" approx (2.70m x 2.42m approx)

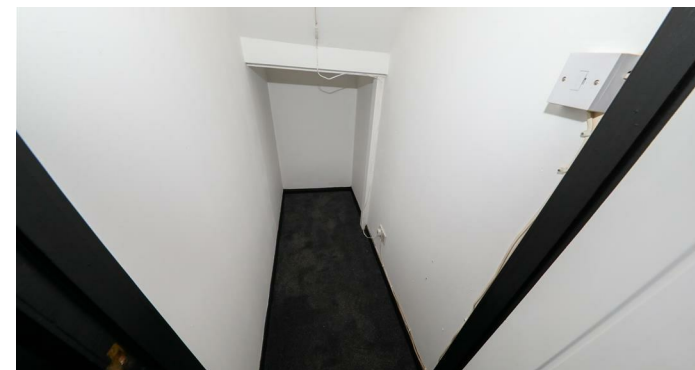
**BEDROOM 2** 8'3" x 8'2" approx (2.53m x 2.50m approx)

### **FAMILY BATHROOM**

6'0" x 6'0" approx (1.85m x 1.83m approx)

### **PRIVATE GARDEN GROUNDS TO REAR**

### **INFORMATION**



## 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.



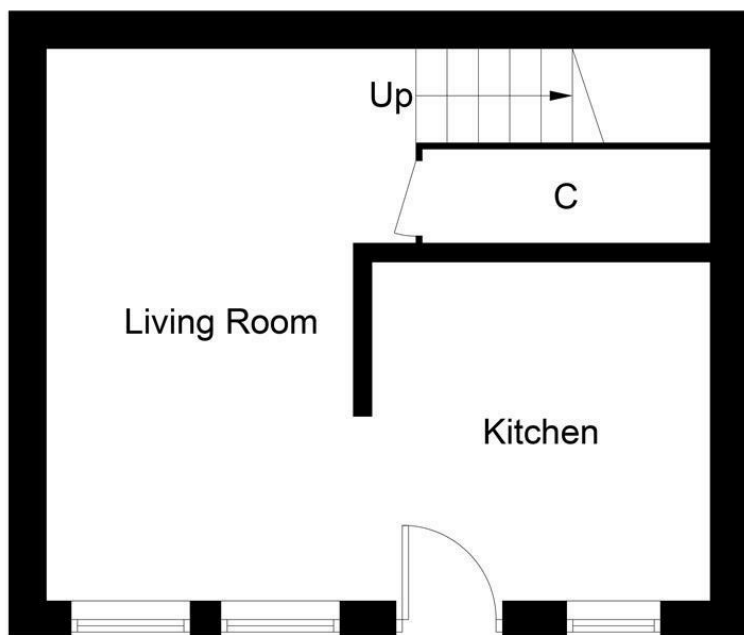
**first for trust**



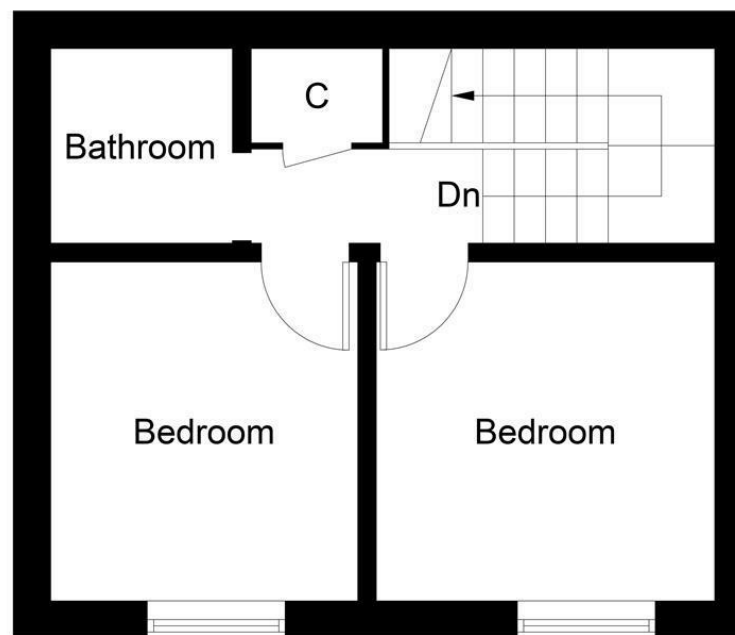
**first for service**



**first for aftercare**



**Ground Floor**



**First Floor**

Illustration for identification purposes only, measurements are approximate, not to scale. Fourlabs.co © (ID1310513)

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Contact Allan England's Team  
**01592 752 944**

32 North Street, Glenrothes, Fife KY7 5NA  
Fax: 01592 807947  
[sales@firstforhomes.co.uk](mailto:sales@firstforhomes.co.uk)  
[www.firstforhomes.co.uk](http://www.firstforhomes.co.uk)