



**Morgans**

PROPERTY

46 Drumeuther Way, Kinross, KY13 8RH  
Offers Over £210,000











Nestled in the desirable area of Kinross, Drumeuther Way presents an immaculate semi-detached house that is sure to impress. This charming property features a tasteful decor that fosters a warm and inviting atmosphere, making it an ideal home for families or professionals alike. Upon entering, you are greeted by a welcoming hallway that leads to a spacious lounge, complete with a front-facing window that allows natural light to flood the room. The lounge seamlessly connects to a well-appointed breakfasting kitchen, which offers ample storage and convenient access to the rear garden. The ground floor also includes a cloakroom, adding to the practicality of the layout. The first floor comprises two generously sized bedrooms, both equipped with built-in storage to maximise space. The family bathroom is thoughtfully designed, featuring a shower over the bath, catering to all your bathing needs. Externally, the property boasts two mono bloc parking spaces at the front, ensuring convenience for residents and guests. The enclosed rear garden is designed for low maintenance, featuring a patio area perfect for outdoor relaxation. This delightful home combines comfort, style, and practicality, making it a must-see for anyone seeking a property in this sought-after location. Don't miss the opportunity to make this lovely house your new home.







## VIEWINGS

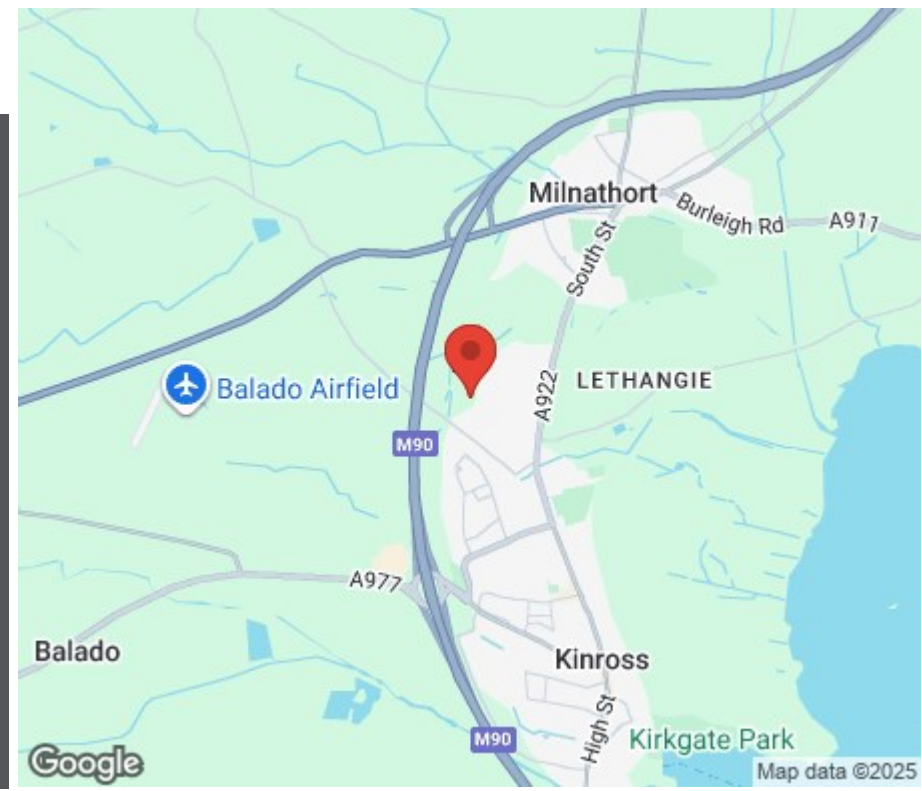
All viewings are strictly by appointment by calling Morgans on 01577 863424.

## EXTRAS INCLUDED IN THE SALE

All fitted floor coverings, light fittings and integrated appliances will be included in the sale.

## MORGANS PROPERTY PACKAGE

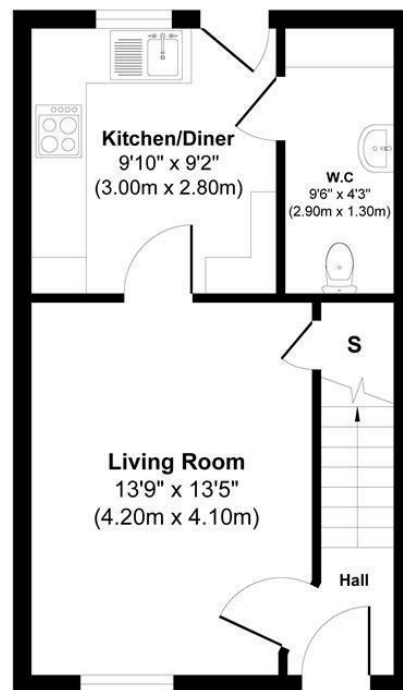
We provide the complete buying and selling package including a comprehensive estate agency service and full legal service. For a **FREE PRE-SALE VALUATION**, estimate and market appraisal without cost or obligation, contact us on 01577 863424.



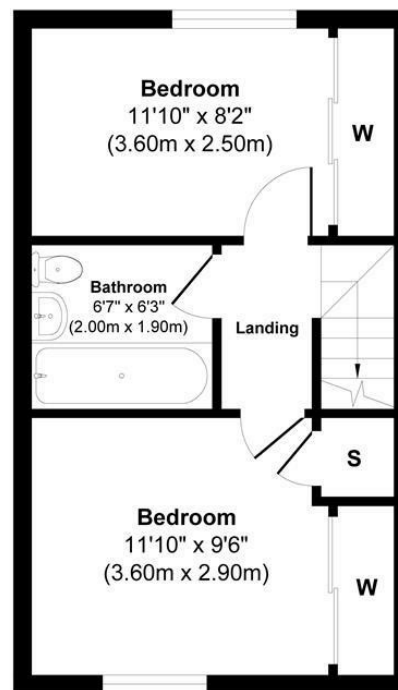








**Ground Floor**  
Approximate Floor Area  
302 sq. ft  
(28.04 sq. m)



**First Floor**  
Approximate Floor Area  
302 sq. ft  
(28.04 sq. m)



**Approx. Gross Internal Floor Area 604 sq. ft / 56.08 sq. m**

This floor plan is for illustrative and marketing purposes only and is to be used as a guide only. No details are guaranteed on measurements, floor areas, or orientation and do not form any agreement. No liability is taken for error, omission or misstatement. A party must rely upon its own inspection(s). Created by 9AM Media



**SOLICITORS | PROPERTY**

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