



Stevenson Marshall
Property & Law

74 Porterfield
Comrie, KY12 9XG

Offers over £135,000

74 Porterfield, Comrie

Quietly situated, a modern semi detached villa with generous gardens and ample off street parking.

There is a good internal layout which includes: reception hallway, lounge, kitchen (with archway to dining area), useful utility room, upper landing, two double bedrooms and shower room.

Gas central heating is installed and there are double glazed windows throughout, with good storage and a flexible layout.

Room sizes and accommodation

Entrance hallway

Lounge: 3.85m x 3.28m (12'7 x 10'9)

Kitchen: 3.07m x 2.89m (10'1 x 9'5)

Dining area: 2.55m x 1.73m (8'5 x 5'8)

Utility room: 1.22m x 1.61m (4'0 x 5'3)

Upper landing

Bedroom 1: 3.85m x 3.28m (12'8 x 10'9)

Bedroom 2: 3.07m x 2.55m (10'1 x 8'4)

Shower room: 2.55m x 1.73m (8'4 x 5'8)

The generous gardens are mainly laid to lawn with drying facilities provided, patio area and a south facing aspect to rear. A long driveway and garage to rear provide ample parking for multiple vehicles.

Comrie is situated approximately five miles north west of Dunfermline City Centre on the A907 (Dunfermline-Alloa). Comrie has some local amenities with further amenities being available in the nearby village of Oakley (½ mile). Porterfield forms part of this much sought after residential estate located in the heart of the village.

Viewing: An appointment to view can be made by contacting Selling Agents on 01383 721141.



Do you have a property to sell?

We would be delighted to provide you with pre-sale advice and a free valuation of your existing home without obligation.

Please contact our Property Manager Amanda Newby (MNAEA) or a member of our property team on **01383 721141** to arrange your free home visit. We can also be contacted by email or via our Stevenson & Marshall website and Facebook page.



Interested parties are advised to contact our Property Department as soon as possible or instruct their Solicitor to NOTE INTEREST on their behalf. This will ensure they will be advised if a closing date for offers is set or if an offer is received. A note of interest holds no contractual obligations for the purchaser or seller

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