



Stevenson Marshall
Property & Law

71 Dunbeath Drive
Glenrothes, KY7 4PJ

Offers over £70,000

71 Dunbeath Drive, Glenrothes

A spacious mid terraced villa in need of cosmetic work and upgrading throughout.

There is a good internal layout which includes a reception hallway, lounge/dining area, porch, kitchen, upper landing, 3 bedrooms and bathroom.

There is gas warm air heating and double glazed windows installed.

Room sizes and accommodation

Entrance hallway

Lounge/dining:- 6.33m x 3.01m (20'9 x 9'11)

Kitchen:- 4.20m x 2.49m (13'10 x 8'2)

Porch

Upper landing

Bedroom 1:- 4.22m x 3.29m (13'10 x 10'9)

Bedroom 2:- 4.20m x 2.62m (13'10 x 8'7)

Bedroom 3:- 3.20m x 3.04m (10'6 x 10'0)

Bathroom:- 2.22m x 1.69m (7'3 x 5'6)

The property has its own private garden to rear with outbuilding and ample on street parking close by.

Glenrothes is a popular Fife town with excellent local amenities, including Kingdom Shopping Centre, sport and leisure at Michael Woods and a multi-screen cinema. The town enjoys, its own 18-hole golf course and both primary and secondary schooling are available. For the commuter the A92 allows easy access to Edinburgh and the Central Belt. There are railway stations at both Thornton and Markinch.

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

41 East Port, Dunfermline, Fife, KY12 7LG
Telephone: 01383 - 721141 DX DF80 Dunfermline
Email: reception@stevenson-marshall.co.uk
www.stevenson-marshall.co.uk

Whilst every care is taken in the preparation of these particulars, please check all dimensions and floor plan shapes, as these particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations.