



Stevenson Marshall
Property & Law

90 Castlandhill Road
Rosyth, KY11 2DL

Offers in the region of £95,000

90 Castlandhill Road, Rosyth

A traditional mid terraced villa with excellent internal layout, neat garden ground and pleasant open outlooks.

There is a reception hallway, bright lounge (with feature solid fuel fire), dining kitchen, upper landing, two double bedrooms and bathroom. Gas central heating is installed with double glazed windows, natural timber flooring and good storage throughout.

Entrance hallway 1.38m x 1.05m (4'7 x 3'6)
Lounge 4.09m x 3.80m (13'5 x 12'6)
Dining kitchen 5.07m x 2.55m (16'8 x 8'4)
Upper landing
Bedroom one 4.15m x 3.77m (13'7 x 12'5)
Bedroom two 3.72m x 2.63m (12'3 x 8'8)
Bathroom 2.83m x 2.33m (9'4 x 7'8)

The neat garden ground is mainly laid to lawn with drying facilities, patio area and timber garden shed.

Castlandhill Road is centrally located within walking distance of Rosyth Town Centre and Railway Station (services to Edinburgh). Regular bus services operate within the immediate vicinity and there are local shops and primary schools. Available close by are a variety of shops including banks and Tesco Supermarket. Rosyth is situated only 3 miles due south of Dunfermline offering easy access to the M90 Motorway (Edinburgh, Perth and Forth Road Bridge). Rosyth is characterised by numerous tree line avenues and a central park.

Viewing: An appointment to view can be made by contacting selling Agents on 01383 721141 or ESPC during weekend on 01383 605000.



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 Department on 01383 721141 to arrange your free home visit. We can also be contacted by email or via our Stevenson & Marshall website or 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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