



Stevenson Marshall
Property & Law

7 Dornoch Place
Dunfermline, KY11 8GX

Offers in the region of £230,000

An immaculate modern detached villa in popular location, with ample off street parking and pleasant outlooks to front and rear.

The flexible internal layout includes a reception hallway, lounge, dining room (with feature French doors leading to garden), bay windowed luxury dining kitchen (with feature slow closing doors, high spec appliances and contemporary sink unit with spray shower tap), WC/cloaks, utility room, upper landing, 4 bedrooms, master en-suite and four piece bathroom.

Gas central heating and double glazed windows are installed with fresh decor throughout, quality carpets and excellent storage. The integrated washing machine and American Style fridge freezer are included in the sale price.





Room sizes and accommodation

Entrance hallway

Lounge 3.96m x 3.89m (13'0 x 12'9)

Dining room 3.32m x 2.67m (10'11 x 8'9)

Dining kitchen 3.95m x 3.24m (12'11 x 10'11)

Utility room 1.88m x 1.01m (6'2 x 3'4)

WC/cloaks 1.43m x 1.15m (4'8 x 3'9)

Upper landing

Master bedroom 3.94m x 3.42m (12'11 x 11'7)

En suite 1.34m x 1.10m (4'5 x 3'8)

Bedroom 2 2.79m x 2.56m (9'2 x 8'4)

Bedroom 3 3.30m x 2.54m (10'10 x 8'4)

Bedroom 4 3.20m x 2.60m (10'6 x 8'6)

Bathroom 2.61m x 1.89m (8'7 x 6'2)

Dornoch Place forms part of a popular residential area approximately 2 miles from Dunfermline City Centre on the eastern edge of the Duloch Park development. There is a Tesco supermarket and Leisure Complex available close by and both primary and secondary schools are within walking distance. For the commuter there is easy access to the M90 Motorway for travel both north and south and a regular bus service operates close by.

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There are generous garden grounds, with lawn section, decking and patio to rear and large monobloc driveway to front. The integral garage offers additional off street parking.

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 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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