



**Stevenson Marshall**  
Property & Law

7 Drummormie Road  
Cairneyhill, KY12 8RL

Offers in the region of £100,000



## 7 Drummormie Road, Cairneyhill

A well-proportioned semi-detached villa with generous garden and ample off street parking.

There is good internal layout which includes a reception hallway, lounge, conservatory, kitchen, downstairs bedroom, upper landing, two further bedrooms and bathroom.

Gas central heating is installed with double glazed windows and good storage.

Entrance hallway  
Lounge 6.51m x 2.98m  
Conservatory 2.47m x 2.71m  
Kitchen 3.43, x 2.64m  
Downstairs bedroom 2.69m x 2.55m  
Upper landing  
Bedroom 2- 2.77m x 3.65m  
Bedroom 3- 2.77m x 3.65m  
Bathroom 1.63m x 1.58m

The garden ground is mainly laid to lawn with drying facilities to rear. A large driveway and garage to side provide off street parking for several vehicles.

Cairneyhill is a popular village found only 2 miles due west of Dunfermline City Centre. It has an excellent reputation with purchasers of all age groups and offers hotels, golf course, well reputed primary school and local shopping. Regular bus services operate connecting with Dunfermline, Stirling and even Glasgow. For commuters Cairneyhill allows easy access to a fast network of roads leading both west and to Edinburgh itself.

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

espc rightmove



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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