



**Stevenson Marshall**  
Property & Law

70 Macbeth Road  
Dunfermline, KY12 4EF

Offers in the region of £80,000

## 70 Macbeth Road, Dunfermline

A well proportioned mid terraced villa in popular location close to excellent local amenities.

There is a good internal layout which includes a reception hallway, full length lounge, modern dining kitchen, store room/utility, upper landing, three bedrooms and shower room.

Gas central heating is installed with double glazed windows throughout, good storage and a west facing aspect to rear.

The garden grounds are mainly laid to lawn with drying facilities provided. A driveway to front provides ample off street parking.

### Room sizes and accommodation

Lounge 6.25m x 3.55m (20'6 x 11'7)

Dining kitchen (with utility off) 5.45m x 2.83m (17'11 x 9'4)

Upper landing

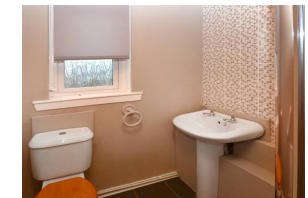
Bedroom 1 3.20m x 3.92m (10'6 x 12'11)

Bedroom 2 4.35m x 2.07m (14'2 x 6'9)

Bedroom 3 3.24m x 1.97m (10'8 x 6'5)

Macbeth Road is located close to excellent local amenities, primary and secondary schooling and for the commuter there is easy access to the M90 Motorway for travel both north and south. An excellent bus service operates within the immediate vicinity and Dunfermline Railway Station is approximately 1 mile away.

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 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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