



Stevenson Marshall
Property & Law

9 Haldane Grove
Comrie, KY12 9XB

Offers in the region of £160,000

A well proportioned detached villa with flexible accommodation over two levels and generous garden ground to front and rear.

There is a good internal layout which includes a reception hallway, lounge, dining room, kitchen, conservatory, downstairs bedroom (with en-suite), upper landing, two bedrooms, box room and bathroom.

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

Entrance hallway:-

Lounge:- 4.86m x 3.64m (16'0" x 11'11")

Dining room:- 4.43m x 3.30m (11'4" x 10'10")

Kitchen:- 4.27m x 2.57m (14'0" x 8'5")

Conservatory:- 5.12m x 3.58m (16'9" x 11'9")

Downstairs bedroom:- 2.94m x 2.65m (9'8" x 8'8")

En-suite:- 1.67m x 1.18m (5'6" x 3'11")

Upper landing

Bedroom 1:- 3.91m x 3.27m (12'10" x 10'9")

Bedroom 2:- 2.94m x 2.89m (9'7" x 9'6")

Box room:- 1.82m x 1.2m (6'0" x 3'8")

Bathroom:- 3.06m x 1.69m (10'0" x 6'0")

The property benefits from generous garden ground to front and rear which features a host of shrubs, trees, chipped areas, generous patio and maximum privacy. A large driveway and double garage provide ample off street parking for several vehicles.

Haldane Crescent is a small cul-de-sac setting in the popular village of Comrie, which is situated approximately 5 miles north west of Dunfermline City Centre on the A907 (Dunfermline-Alloa). Comrie has some local amenities with further amenities being available in the nearby village of Oakley (½ mile).

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.

41 East Port, Dunfermline, Fife, KY12 7LG
Telephone: 01383 - 721141 Fax: 01383 - 723779
DX DF80 Dunfermline
www.stevenson-marshall.co.uk