



Stevenson Marshall
Property & Law

13 Covenanters Rise
Dunfermline, KY11 8SQ

Offers over £200,000

13 Covenanters Rise, Dunfermline

A modern detached villa in quiet setting with pleasant outlooks to front and rear.

There is a good internal layout which includes a reception hallway, full length lounge/dining (patio doors), dining kitchen, utility room, WC/cloaks, upper landing, three bedrooms, master en-suite and four piece bathroom.

Gas central heating is installed with double glazed windows, excellent storage and fresh décor throughout.

Entrance hallway

Full length lounge:- 6.77m x 3.51 (22'3 x 11'6)

Dining kitchen:- 4.48m x 2.59m (14'8 x 8'6)

Utility room:- 2.38m x 1.81m (7'10 x 5'11)

WC/cloaks:- 1.36m x 1.26m (4'5 x 4'2)

Upper landing

Bedroom 1:- 3.35m x 3.34m (11'0 x 11'0)

En suite:- 1.82m x 1.31m (6'0 x 4'3)

Bedroom 2:- 3.71m x 3.10m (12'2 x 10'2)

Bedroom 3:- 3.58m x 2.27m (11'9 x 7'5)

Bathroom:- 2.44m x 2.14m (8'0 x 7'0)

The property benefits from neat garden ground to front and rear, which are mainly laid to lawn with numerous mature shrubs, trees, flower beds, patio area and drying facilities. A driveway and garage provide ample off street parking.

Quietly situated, Covenanters Rise forms part of a desirable residential area approximately 2 miles from Dunfermline City Centre on the edge of the Duloch Park development. There is a Tesco supermarket and Fife Leisure Complex available close by. Rosyth Railway Station and primary and secondary schools are within walking distance. For the commuter there is also easy access to the M90 motorway for travel both north and south and a regular bus service operates.

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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