



86 Parkside Street
Rosyth, KY11 2LT

Offers over £125,000

86 Parkside Street, Rosyth

A superb end terraced villa in sought after location with large mature gardens, summer house/office to rear and driveway to front.

There is a good internal layout which includes a reception hallway, lounge (with log burning stove), modern kitchen (with built in fridge freezer and dishwasher), shower room, upper landing and two double bedrooms. The large summer house has glazed doors, power points and lighting.

Gas central heating is installed with double glazed windows, good storage and pleasant park views.

Entrance hallway
Lounge 16'2 x 11'11 (4.93m x 3.63m)
Kitchen 8'1 x 9'11 (2.46m x 3.02m)
Shower room 3.15m x 1.24m (10'4 x 4'1)
Upper landing
Bedroom 1 9'1 x 13'0 (2.77m x 3.96m)
Bedroom 2 12'4 x 9'1 (3.76m x 2.77m)
Summer house 4.00m x 3.00m (13'2 x 9'10)

The property is set within generous garden ground which features numerous mature shrubs, trees, paving stones, lawn and patio area. There is a water tap, garden shed, power points, well established vegetable patch and maximum privacy. A timber gate provides access to the park and a driveway to front provides ample off street parking for several vehicles.

Parkside Street is a quiet, yet central location forming part of a much sought after residential area within walking distance of Rosyth Railway Station (with services to Edinburgh), supermarket and town centre. Regular bus services operate within the immediate vicinity and there are local shops and primary schools close by. Rosyth is situated only 3 miles due south of Dunfermline offering easy access to the M90 Motorway (Edinburgh, Perth and Queensferry Crossing).

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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