



Stevenson Marshall
Property & Law

8 Bankfoot Park
Scotlandwell, KY13 9JP

Offers over £359,950

8 Bankfoot Park, Scotlandwell

A modern detached chalet bungalow with impressive accommodation over two floors and neat mature garden grounds to front and rear.

Accommodation comprises:- entrance vestibule, reception hallway, cloakroom, lounge (with log burning stove and sliding doors to patio), large L-shaped open plan family kitchen, sitting room off, utility room, WC/cloaks, three downstairs bedrooms, four piece bathroom (with jacuzzi bath), upper landing, master bedroom, en-suite shower room and sauna.

Oil fired central heating is installed with double glazed windows, excellent storage and flexible layout.





Room sizes and accommodation

Entrance vestibule

Reception hallway

Lounge:- 6.63m x 4.75m (21'9 x 15'7)

Kitchen/family room :-7.38m x 6.48m (24'2 x 21'3)

Utility room :-1.79m x 1.50m (5'10 x 4'11)

WC/cloaks:- 1.50m x 0.60m (4'11 x 2'0)

Sitting room:- 4.36m x 3.76m (14'4 x 12'4)

Downstairs bedroom 1:- 4.44m x 2.71m (14'7 x 8'11)

Downstairs bedroom 2:- 4.40m x 3.02m (14'5 x 9'11)

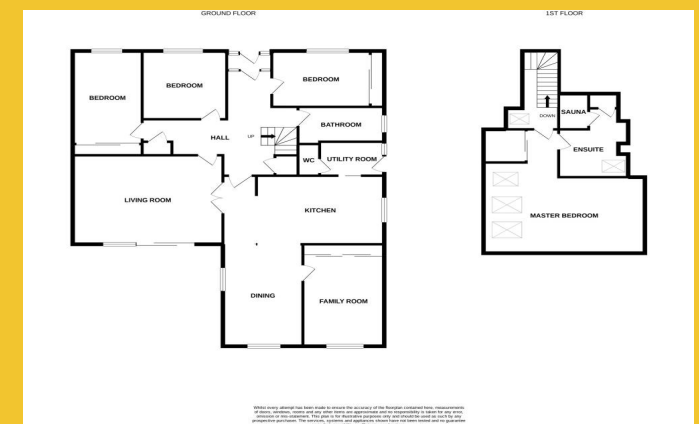
Downstairs bedroom 3:-3.86m x 3.40m (12'8 x 11'2)

Shower room:- 3.78m x 3.12m (12'5 x 10'3)

Upper landing

Master bedroom:- 6.85m x 5.48m (22'5 x 18'0)

En-suite/sauna :-3.50m x 2.79m (11'6 x 9'2)



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The property benefits from neat garden grounds which are mainly laid to lawn, with sunny patio area, drying facilities, maximum privacy and garden shed. A long driveway to side and garage (with electric vehicle charging point and remote controlled door), provide ample off street parking for several vehicles.

Scotlandwell is surrounded by open countryside and is positioned to the east of Loch Leven beneath the Lomond Hills. Steeped in local history the historic village is conveniently located for easy access to the M90/A92 for travel to major cities such as Edinburgh, Glasgow, Perth and Dundee. There are excellent bus links including a park and ride at Kinross. Railway stations are located in nearby Lochgelly, Markinch and Thornton, all providing access to the east coast mainline.

Bankfoot Park is within walking distance to the family run Country Inn and Lochend farm Shop & Café, along with an abundance of outdoor opportunities including Loch Leven Heritage Trail, Michael Bruce Way, Lomond Hills regional Park and Portmoak Moss. Primary (Portmoak in Kinnesswood) and Secondary schooling (Kinross) are nearby, Co-educational private schooling is also available at Dollar Academy. Bus services run to both schools.

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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