



Stevenson Marshall
Property & Law

3 Meadow View
Halbeath, by Dunfermline, KY12 0TU

Offers over £295,000

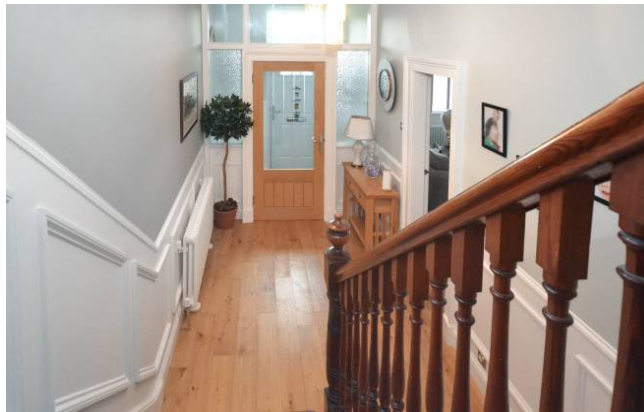
3 Meadow View, Halbeath

An impressive stone built semi-detached villa with superb views over neighbouring farmland and detached garage to rear.

There is a superb flexible layout which includes an entrance vestibule, reception hallway, bay windowed lounge, WC/cloaks, inner hallway, downstairs bedroom, en-suite shower room, luxury open plan dining/family kitchen (with breakfast island, twin French doors and Velux windows), upper landing, three further bedrooms, master en-suite and four piece family bathroom.

Oil fired central heating is installed with double glazed windows, solid timber flooring, deep pile carpets, tasteful décor, quality finishing and many period features, including deep skirting, ceiling coving and solid fuel lounge fire.





Room sizes and accommodation

Entrance vestibule

2.11m x 2.02m (6'11 x 6'8)

Reception hallway

Lounge

4.80m x 4.42m (15'9 x 14'6)

WC/cloaks

1.34m x 1.30m (4'4 x 4'3)

Inner hallway

Downstairs bedroom

4.05m x 2.73m (13'3 x 8'11)

En-suite

1.55m X 1.68m (5'1 x 5'6)

Dining/family room

6.35m x 4.80m (20'10 x 15'9)

Upper landing

Bedroom 2

3.59m x 3.24m (11'9 x 10'8)

En-suite

2.16m x 1.19m (7'1 x 3'11)

Bedroom 3

4.09m x 2.49m (13'5 x 8'2)

Bedroom 4

3.13m x 2.02m (10'3 x 6'8)

Bathroom

3.10m x 2.20m (10'2 x 7'3)

3 Meadow View, Dunfermline

The neat garden ground is mainly laid to lawn with generous patio area, drying facilities and door to garage. There is a west facing aspect, pleasant outlooks and maximum privacy. A chipped driveway off Pleasance Road provides access to the garage (with remote controlled doors).

Adjacent to open farmland, Meadow View enjoys a peaceful setting on the outskirts of Dunfermline, located within easy reach of Carnegie College, Fife Leisure Park, 24 hour Asda Superstore and quick and easy access to the M90 motorway/Forth Road Bridges. Dunfermline City Centre is approximately 2.5 miles away. Dunfermline Queen Margaret Railway Station is also close by.

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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