



**Stevenson Marshall**  
Property & Law

**64 The Maltings**  
Keith Place, Inverkeithing, KY11 1NE

**Offers over £95,000**



## 64 The Maltings, Inverkeithing

A modern top floor flat in peaceful setting, with ample resident parking, located within walking distance of railway station.

There is a good internal layout which includes a reception hallway, lounge, kitchen, double bedrooms and bathroom.

The property boasts gas central heating, double glazed windows, good storage, pleasant outlooks, intercom system and floored attic with pull down Ramsay ladder.

### Room sizes and accommodation

#### Entrance hallway

Lounge 4.30m x 5.07m (14'1 x 16'8)

Kitchen 3.03m x 2.92m (10'0 x 9'7)

Bedroom 1 2.96m x 2.92m (9'8 x 9'7)

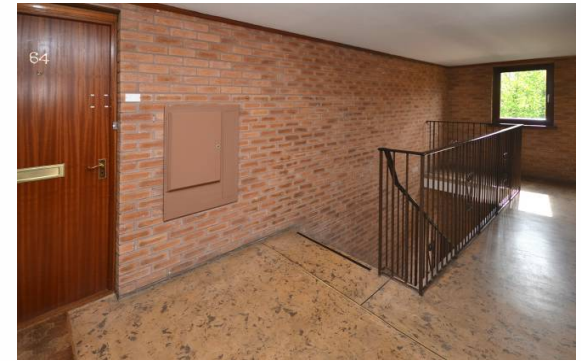
Bedroom 2 3.17m x 2.43m (10'5 x 8'0)

Bathroom 2.76m x 1.47m (9'1 x 4'10)

There are factored garden grounds which feature numerous trees, shrubs, pathways and excellent resident/visitor parking.

The Maltings, Keith Place forms part of a small residential development, located within easy walking distance of mainline railway station, town centre and regular bus service (including regular service to Edinburgh). There is excellent access to the M90 (Edinburgh, Perth and Forth Road Bridges) and the local Ferrytoll Park and Ride is 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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