



Stevenson Marshall
Property & Law

10 Yetholm Park
Dunfermline, KY12 7XR

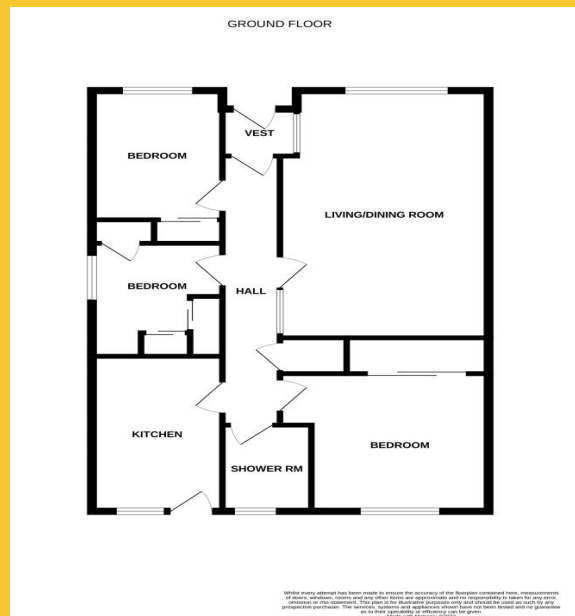
Offers over £239,950

10 Yetholm Park, Dunfermline

Rarely available, a modern detached bungalow in quiet setting close to city centre and railway station.

There is an excellent layout which includes a reception hallway, lounge/dining area, breakfasting kitchen, three bedrooms and shower room.

Gas central heating and double glazed windows are installed with a flexible layout and good storage throughout, including modern built in wardrobes. For ease of maintenance, there are UPVC facias, soffits and guttering.





Room sizes and accommodation

Entrance hallway

Lounge/dining

6.15m x 3.32m (20'2 x 10'10)

Breakfasting kitchen

3.97m x 2.61m (13'0 x 8'6)

Bedroom 1

3.44m x 3.52m (11'3 x 11'6)

Bedroom 2

3.13m x 2.71m (10'3 x 8'11)

Bedroom 3

2.68m x 2.33m (8'9 x 7'8)

Shower room

2.69m x 1.59m (8'10 x 5'3)



10 Yetholm Park, Dunfermline

The property boasts most impressive garden grounds to front and rear, which offer generous patio areas, trees, shrubs, timber garden shed and drying facilities. A driveway and garage to side provide ample off street parking for several vehicles.

Yetholm Park forms part of a desirable location, close to Pittencrieff Park and within walking distance of the city centre and railway station. There is easy access to the M90 motorway for travel both north and south and a regular bus service operates. Local shops, well-reputed primary and secondary schools are all within walking distance.

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 and 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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