



**Stevenson Marshall**  
Property & Law

**The Old Manse Cottage**  
Main Street, Carnock, KY12 9JG

**Offers over £139,950**

## The Old Manse Cottage,

A delightful detached cottage with excellent layout, in sought after village close to Dunfermline.

Accommodation comprises: entrance hallway, full length lounge/dining room, kitchen, double bedroom, bathroom and utility and store cupboards.

The property features charming 18 pane glass windows to front, gas central heating, tasteful décor, quality carpets and ample storage throughout.

### Room sizes and accommodation

#### Entrance hallway

Lounge/dining 6.04m x 4.46m (19'10 x 14'8)

Kitchen 3.35m x 2.85m (11'0 x 9'4)

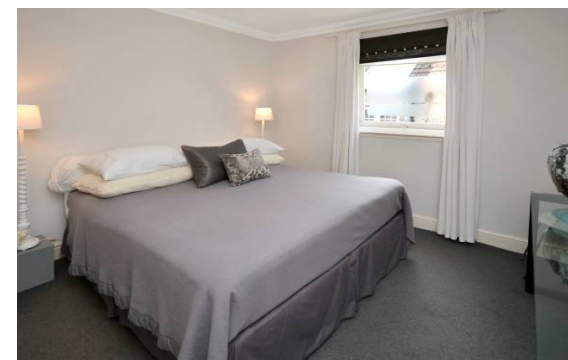
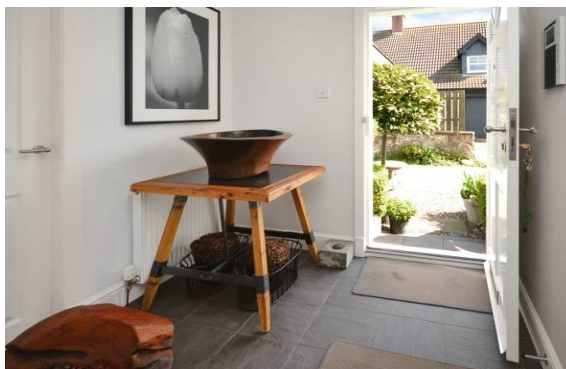
Bedroom 4.26m x 3.48m (14'0 x 11'5)

Bathroom 2.01m x 1.79m (6'7 x 5'11)

Please note: the cottage has no garden ground to front or rear.

Carnock is surrounded by open countryside, located approximately four miles west from Dunfermline. It has facilities in its own right such as local primary schooling and public house/restaurant. There are also regular bus services connecting the area to Dunfermline and Oakley, where a wider range of facilities and amenities can be found. Worth highlighting is the Forrester Park 18 hole golf course (including two restaurants) located within ¾ of a mile from the property.

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 team 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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Whilst every care is taken in the preparation of these particulars, please check all dimensions and floor plan shapes, as these particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations.