



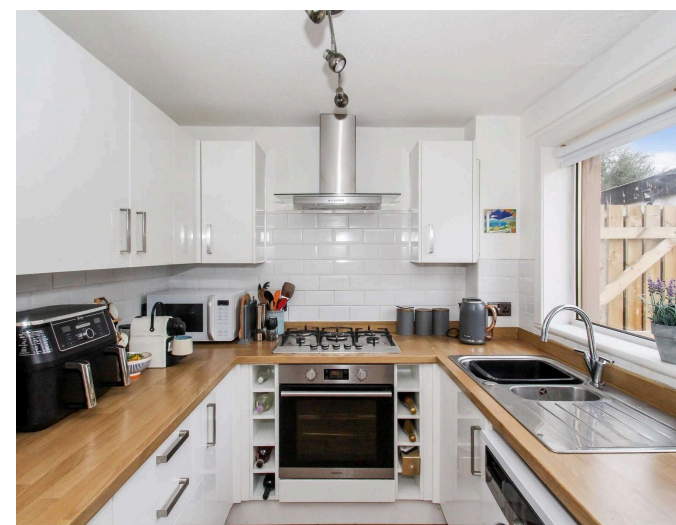
Stevenson Marshall
Property & Law

9 Plane Grove, Dunfermline, KY11 8RA

Offers Over £190,000

A modern semi detached villa in quiet cul de sac setting, off Pitcorthie Drive. Accommodation comprises, large entrance porch, reception hallway, lounge (with living flame fire), dining kitchen (feature French Doors), bathroom, upper landing and three bedrooms.

Gas central heating and double glazed windows are installed and the property benefits from tasteful decor and good storage throughout. EPC rating: C. The neat gardens feature a decked area, generous patio, drying facilities, shrubs and maximum privacy.



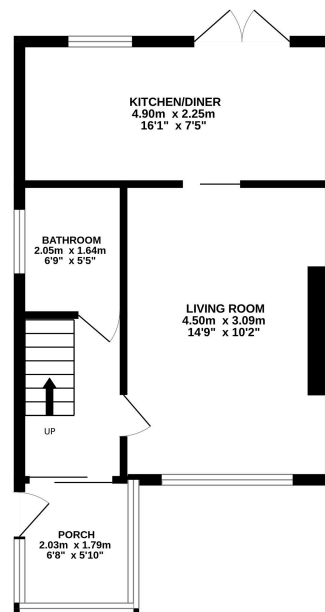


The neat gardens feature a decked area, generous patio, drying facilities, shrubs and maximum privacy. A long driveway and garage provide ample off street parking for several vehicles. Plane Grove is located off Morrison Drive/Masterton Road, forming part of the desirable Pitcorthie district of Dunfermline, located only two miles south of Dunfermline City Centre and railway station. Available within half a mile are well reputed primary and high schools. Regular bus services operate close by and there are good local amenities and easy access to the Forth Road Bridges and M90 Motorway for travel both north and south. Rosyth Railway Station is close by.

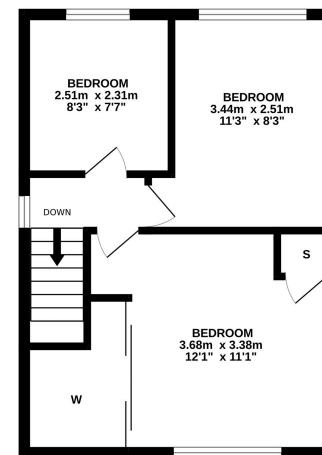




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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An appointment to view can be made by contacting selling agents on 01383 721141.

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