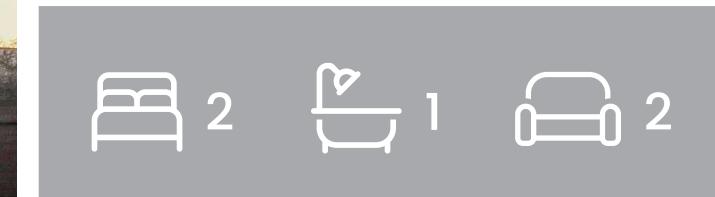




**Stevenson Marshall**  
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7 Glen Moriston Drive, Cairneyhill, KY12 8YS



Offers Over £200,000

# A modern detached bungalow in sought after location, on the outskirt of Cairneyhill.

Accommodation comprises: entrance hallway, lounge, conservatory, kitchen, two double bedrooms and wet room.

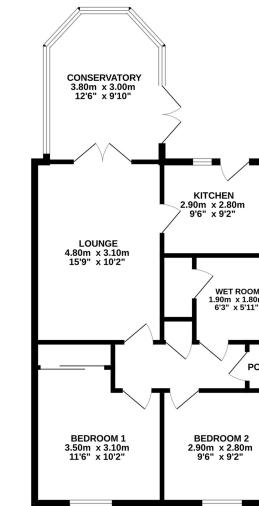
Gas central heating and double glazed windows are installed and the property benefits from excellent storage, a flexible layout, new deep pile carpets and quality hardwood doors throughout. EPC rating: C. Council band: D.

The property boasts neat gardens to front and rear which are mainly paved for ease of maintenance. There are drying facilities provided, a large timber garden shed and west

facing aspect to rear. The detached garage and driveway offer ample parking for several vehicles and the garage has a remote controlled door.

Cairneyhill is a popular village found only three miles due west of Dunfermline City Centre. It has an excellent reputation with purchasers of all age groups and offers hotels, golf course, garden centre, well reputed primary school and local shopping. Regular bus services operate connecting with Dunfermline, Stirling and even Glasgow. For commuters Cairneyhill allows easy access to a fast network of roads.

GROUND FLOOR



Whilst every effort has been made to ensure the accuracy of the floorplan contained here, measurements of rooms and other areas are approximate. The floorplan is for illustrative purposes only and should be used as such by any prospective purchaser. No responsibility can be accepted for any inaccuracies which may have been made and no guarantee as to the accuracy of the floorplan 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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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.