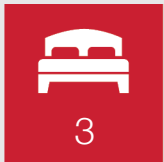
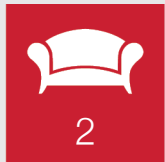




35 Fraser
Avenue

St Andrews, Fife
KY16 8HX





Summary

This three-bedroom mid-terrace house has a desirable location in the coastal town of St Andrews. It is set on the rural fringes, close to the surrounding countryside, yet is still within easy reach of the beautiful local beaches and world-renowned golf facilities, as well as schools, amenities, and transport links. The residence features a large living area and a conservatory, and it comes with a WC, a shower room, and a southwest-facing rear garden. It also presents buyers with an exciting refurbishment opportunity, with the potential to add significant value to the home.

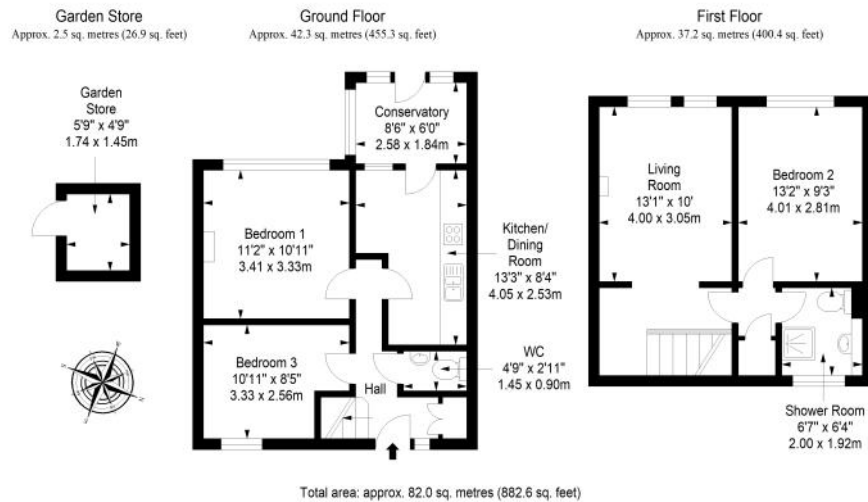
Extras: to be sold as seen, with all window coverings, light fittings, electric cooker, fridge, and washing machine. Please note, no guarantees are provided for the appliances.

Features

- A bright and airy mid-terrace house
- Situated in sought-after St Andrews
- Bright hall with storage and a WC
- Living room with southwest-facing aspect
- Well-appointed dining kitchen
- Sunny conservatory with garden access
- Three double bedrooms
- Shower room with three-piece suite
- Low-maintenance rear garden
- Unrestricted on-street parking
- Electric heating and double glazing



Floorplan



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