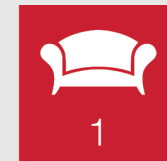




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58 Edenbank
Road

Cupar, Fife KY15 4UA





Summary

Located in bustling Cupar, this three-bedroom detached bungalow offers spacious accommodation with potential to upgrade or redecorate. The home enjoys a generous, open-plan dual-aspect bow windowed living and dining area with a sun-facing sliding door, a breakfasting kitchen with rear access, a southeast-facing principal bedroom with a built-in mirrored wardrobe, a second double bedroom with a fitted wardrobe and a south easterly aspect, plus a versatile southwest-facing third bedroom. Completing the home is a modern shower room. Externally, the property benefits from private off-street parking and well-kept garden grounds. Extras: all fitted floor and window coverings, light fittings and kitchen appliances are included in the sale.

Features

- Detached bungalow in Cupar
- Outstanding location near green space and bus/train links
- Exciting modernisation opportunities
- Lightly decorated interiors
- Entrance hall with storage, with additional loft capacity
- Sunny open-plan living and dining room
- Breakfasting kitchen with external access
- Main bedroom with wardrobe
- Two more sun-facing bedrooms
- Modern shower room with underfloor heating
- Decorative front garden
- Enclosed rear garden with southerly aspect
- Private garage and driveway parking
- Gas central heating and double glazing



"The family home is complemented by a private garage, driveway parking, and private gardens with rear outdoor seating."







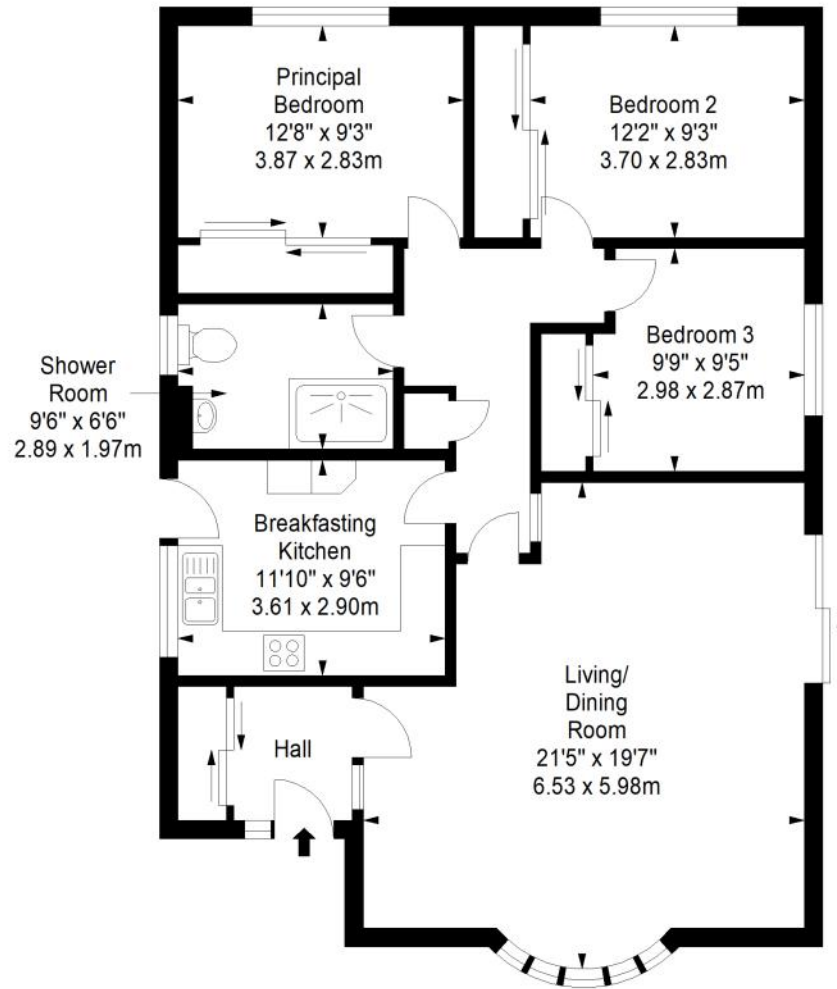
“Set with easy reach of local amenities, shops, green spaces, bus/train links and the River Eden.”



Floorplan

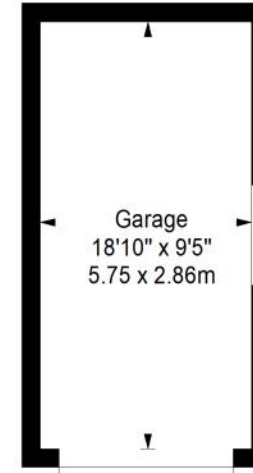
Ground Floor

Approx. 100.0 sq. metres (1076.4 sq. feet)



Garage

Approx. 16.4 sq. metres (176.5 sq. feet)



Total area: approx. 116.4 sq. metres (1252.9 sq. feet)



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