



Offers Over £159,950
17 Beech Avenue
Methil, KY8 2BD



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Beech Avenue

Methil, KY8 2BD

FABULOUSLY APPOINTED, this simply outstanding SEMI DETACHED FAMILY HOME occupies a corner plots within a popular area of Methil. This superbly presented property comprises; Hall, tastefully decorated lounge, superb spacious dining kitchen, redesigned and bathroom with shower and three excellent sized bedrooms. Gas central heating, double glazing, Solar Panelling. Spacious landscaped gardens with mono block drive and garage with electric door and work shop. AN IDEAL FIRST TIME BUY. Viewing strictly by appointment.





Hall

Principle access to this lovely family home is through an attractively finished panelled and pattern glazed UPVC external door. A matching opaque glazed window to the side of the door allows for further natural light. The hall leads to the lounge. The staircase rises to the upper level.

Lounge

A spacious, beautifully decorated public room with window formations looking to the front and rear of the property attracting an abundance of natural light. Concealed wiring and bracket for wall mounted television. Coving and down lighters to the ceiling.

Breakfasting Kitchen

The fabulous remodelled Breakfasting kitchen enjoys a superb supply of modern gloss finished floor and wall storage units, marble effect wipe clean work surfaces and inset stainless steel sinks with mixer taps, split faced tiled splash backs. Slot in cooker with modern chrome finished chimney style extractor. Ample space for a good sized dining/breakfasting table. Double aspect windows look to both side and rear of the property. An external UPVC door exits to the side of the property.



Upper Floor

Stairs and Landing

The professionally decorated staircase rises to the upper level. The landing offers access to all three bedrooms and the redesigned family bathroom. A cupboard allows for storage. Window formation looks to the rear.

Bedroom One

An excellent sized double bedroom located to the front of the property with window formation offering views over the landscaped front gardens and on over the open grassed areas of Beech Avenue. Tasteful feature wall decoration.

Bedroom Two

A second spacious double bedroom, again located to the front of the property with window formation offering views over the landscaped front gardens and on over the open grassed areas of Beech Avenue.

Bedroom Three

This bedroom is located to the rear of the property with window formation over looking the enclosed rear garden. Cupboard allows for storage.



Shower Room

The beautifully redesigned Family Bathroom enjoys three piece suite comprising low flush WC with concealed cistern and wash hand basin set into a modern Vanity unit, plus a extra wide bath with wall mounted shower and shower screen. The room is wet walled and has a window formation allowing for natural light.

Garage

A generous sized garage has vehicle access through an electrically operated door from the mono block drive. A work shop is located to the rear of the garage with separate pedestrian access from the rear garden. Light and power.

Garden

The property occupies a corner plot. The garden ground to the front of the property is mainly laid to lawn with shrubs, all enclosed within a decorative exposed brick wall. A mono block drive to the side of the property leads to the garage. The rear garden is mainly laid to grass. A pedestrian door access the workshop/shed.

Heating and Glazing

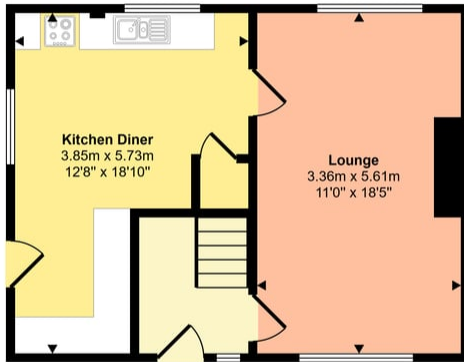
Gas central Heating, Double Glazing, Solar panelling.

Contact Details

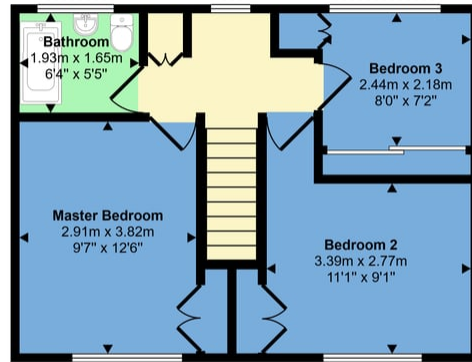
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Approx Gross Internal Area
84 sq m / 900 sq ft



Ground Floor
Approx 42 sq m / 452 sq ft



First Floor
Approx 42 sq m / 448 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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