



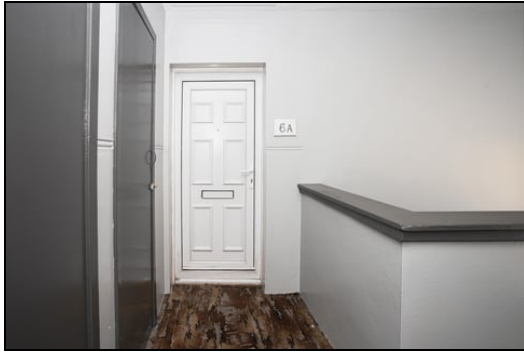
**Fixed Price £65,000**  
**6a Buller Street, LOCHGELLY, Fife, KY5 9AH**



## 6a Buller Street, LOCHGELLY, Fife, KY5 9AH

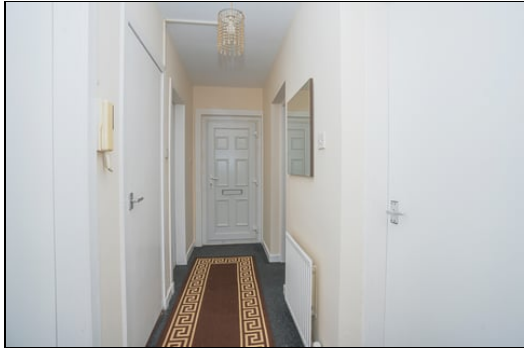
Delmor are delighted to bring this spacious two bed second floor flat to the market. Lochgelly has a range of amenities including shopping, schooling and close links to the A92 making it an ideal base for the commuter. The property briefly comprises, Hall, two double bedrooms, lounge, kitchen with floor and wall mounted units, electric hob and oven. Bathroom with bath and shower over. The property also benefits from gas central heating and double glazing. Ample storage throughout. There is an entry phone system, communal hall and stairs. A communal entrance leading up the flat. There is a mutual tarmac drying area to rear. Early viewing is recommended to fully appreciate this flat.

### External landing



Communal landing, storage cupboard and front door.

### Hall



Hall providing access to all rooms.

### Lounge



4.83m x 3.93m (15' 10" x 12' 11") Spacious and bright lounge with storage cupboard.

### Kitchen



2.99m x 2.49m (9' 10" x 8' 2") Floor and wall mounted units, electric hob and integrated oven and sink. The gas boiler is located in the kitchen.

Bedroom



04.21m x 2.7m (13' 10" x 8' 10") Double bedroom .

Bedroom



3.93m x 3.16m (12' 11" x 10' 4") 3m x 3.16m (9' 10" x 10' 4") Double Bedroom with storage cupboard,

Bathroom



3m x 1.51m (9' 10" x 4' 11") White bath with shower, wash hand basin and toilet.

Drying Green to Rear



Tarmac drying green to rear.

SONIC TAPE

All measurements have been taken using a sonic tape measure and therefore, may be subject to a small margin of error.

MEASUREMENTS

All measurements are approximate.

APPLIANCES/SERVICES

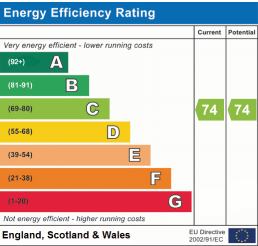
The mention of any appliances and/or services within these Sales Particulars does not imply they are in fully working order.

MORTGAGE & FINANCIAL ADVICE

Qualified Mortgage and Financial Consultants can provide you with up to the minute information on many of the rates available. To arrange an appointment telephone this office. YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT. Full written quotation available on request. A suitable life policy may be required. Loans are subject to status. Minimum age 18.

FREE VALUATION

How much is your property worth?. We can provide you with the answer. We offer a free valuation service without cost or obligation. Please call this office for an appointment.





Second Floor Flat