



Plot 9, The Carlton at Victoria Wynd, Miller Homes, Kirkcaldy, Fife, KY1 2HG

Beautifully Designed, Three Bedroom, Detached Home, with Gardens and Private Parking

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Property Description

Beautifully designed, three-bedroom, detached home with gardens and private parking. Ideally located, in a modern and family-friendly development in Kirkcaldy, Fife.

Comprises an entrance hall, a living room, an open-plan dining kitchen, a laundry room, three double bedrooms, an en-suite shower room, a family bathroom and a ground-floor WC.

The energy-efficient homes at Victoria Wynd are expertly designed for the modern lifestyle, with open-plan living, versatile floor space and excellent storage throughout.

Available to move in now! Highlights include selected appliances and flooring throughout.

A canopied entrance opens into a welcoming hallway, with a convenient WC. Spanning the entire depth of the home, a living room benefits from generous, dual-aspect light and offers plenty of space and a versatile floor plan for freestanding furniture, creating an ideal setting for family life. An equally bright and well-proportioned space incorporates a dining area, with French doors to the garden, and a kitchen. The practical, open-plan design is perfect for both casual dining and formal entertaining, whilst a laundry room adjacent aids household management.

On the first floor, a master bedroom enjoys generous proportions and benefits from an en-suite shower room whilst, set to the opposite aspect, two further bedrooms offer good-sized versatile space offering flexibility and alternative options for the modern lifestyle. Completing the accommodation, a family-sized bathroom is perfectly designed for a modern, three-piece suite.

10-year NHBC warranty.

Materials within the advert have been supplied by Miller Homes.

PLEASE NOTE: Images are for illustration only, please consult the on-site development sales manager for plot-specific finishes.

Ground Floor



Lounge	10' 0" x 17' 8"
Kitchen/Dining	7' 4" x 17' 8"
Laundry	7' 1" x 5' 2"
WC	3' 7" x 6' 8"

First Floor



Principal Bedroom	10' 1" x 10' 5"
En-Suite	6' 5" x 5' 7"
Bedroom 2	8' 1" x 9' 6"
Bedroom 3	8' 1" x 8' 0"
Bathroom	6' 2" x 6' 11"

Area Description

Located in Kirkcaldy, Victoria Wynd offers energy-efficient new build homes, designed with modern living in mind, with three and four-bedroom homes on offer, ideal for couples and families. Located on the north coast of the Firth of Forth and one of Fife's principal towns, Kirkcaldy offers plenty of outdoor spaces and recreation, such as Ravenscraig Park, beaches at Pathead Sands, and a number of golf courses and parks. This exciting new development is just over a mile

away from Fife Central Retail Park, providing a wide range of retailers, with further high-street names available in the town centre, as well as a large artisan market enjoying locally produced products. Ideally situated for commuters, with the A92 allowing quick access to the motorway network and Edinburgh Airport, while the railway station brings Edinburgh, Dundee and the towns of Fife, within easy commuting distance.





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