



Plot 12, The Maplewood at Victoria Wynd, Kirkcaldy, Fife, KY1 2HG

Exceptionally Spacious, Four-Bedroom, New Build, Detached Home with Gardens, Driveway and Garage

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Property Description

Exceptionally spacious and beautifully designed, four-bedroom, new build, detached home with single garage, driveway and gardens. Ideally located, in a modern and family-friendly development in Kirkcaldy, Fife.

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

The Maplewood at Victoria Wynd is part of an exclusive development, offering versatile rooms spread over two floors, allowing flexibility to create a home that fits your current family lifestyle.

A stunning modern home, offering an impressive and adaptable open-plan public room, a bay window for the lounge, double glazing, and superb storage provision throughout.

This energy-efficient home also includes an integral garage, a driveway, French patio doors to a private garden, and well-kept communal grounds within the development.

A welcoming entrance hall affords access to the staircase leading to the upper hall, and throughout the ground floor, including a convenient WC. Set to the front, the lounge space enjoys a stylish bay window allowing plentiful natural light; whilst to the rear, with twin windows and central French patio doors, an exceptionally spacious open-plan kitchen/dining/family room benefits from garden access and a separate laundry room, and presents an adaptable and comfortable setting for family life and entertainment.

On the upper floor, the principal bedroom is set to the front, and offers a generous room size, a separate dresser and an en-suite shower room; whilst three further double bedrooms are set to each aspect, similarly well finished with ample space for freestanding furniture, with bedroom two featuring a built-in storage cupboard. Completing the accommodation, a family-size bathroom is set to the rear, offering space for a four-piece suite.

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	3m x 4.72m
Family/Dining/Kitchen	8.14m x 2.8m
Laundry	1.77m x 1.28m
WC	1.48m x 1.77m

*Please speak to your Development Sales Manager for kitchen layout details.

First Floor



Principal Bedroom	5.01m x 2.8m
En-Suite	2.63m x 1.23m
Dressing	2.63m x 1.38m
Bedroom 2	3.02m x 4.01m
Bedroom 3	2.43m x 4.22m
Bedroom 4	3.06m x 3m
Bathroom	2.44m x 3m

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 Ravensraig Park, beaches at Pathead Sands, and a number of golf courses and parks. This exciting new development is just over a mile away

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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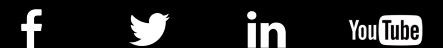
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