



Shotburn House, Windygates Road, Leven, Fife, KY8 4DR

Offers Over £249,995

## PROPERTY DETAILS

\*\*\*NEW PRICE-REDUCED\*\*\*NOW OVER £20,000 BELOW HOME REPORT VALUE\*\*\* SHOTBURN HOUSE WEST boasts one of Leven's premier locations, this superb TRADITIONAL SEMI DETACHED VILLA is set within its own grounds that include a good sized drive and garage. Accommodation at ground floor level comprises; Vestibule, Hall, superbly spacious lounge with log burner, large sunroom modern high end kitchen with most appliances integrated, Utility Room and downstairs cloakroom WC. The upper floor accommodates Gallery landing, a Home Office area, three bedrooms, family bathroom and separate shower room. Gardens to front side and rear. A well maintained and tastefully presented TRADITIONAL FAMILY HOME awaits you.

## KEY FEATURES

- A TRADITIONAL SEMI DETACHED FAMILY HOME positioned within a sought after area of Leven
- A central location within walking distance of Letham Glen, Primary Schools, shops and many other amenities.
- Set within its own grounds that include a large resin drive and garage with electric door.
- Generous Sized Lounge with log burner opens into a spacious Sun Room
- Modern High End kitchen with most appliances integrated
- Downstairs Cloakroom WC, Family bathroom with free standing bath and a separate shower room
- Gas Central Heating and Double Glazing
- A well maintained Family Home in move in condition