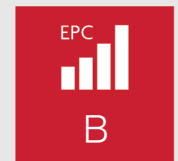
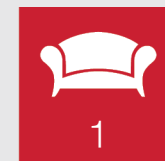




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## 12 Silverdyke Gardens,

Cellardyke, Anstruther,  
KY10 3FH





## Summary

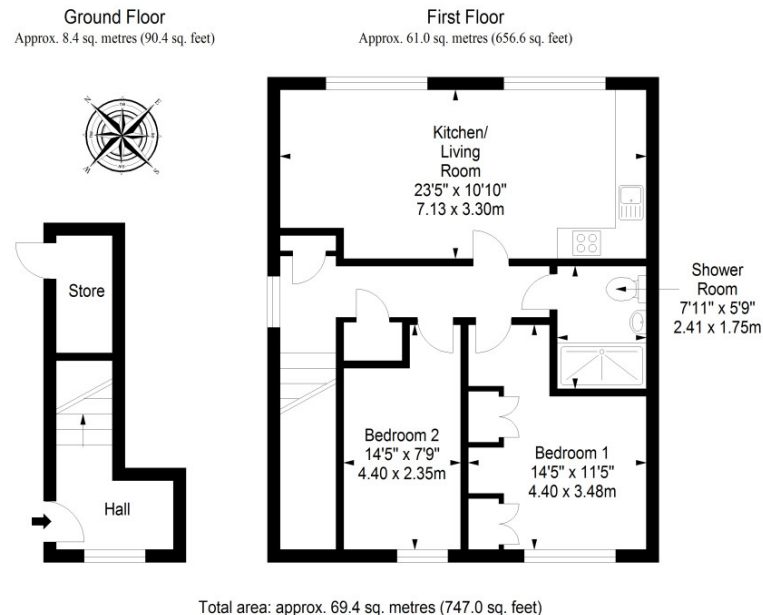
This main-door upper villa is a two-bedroom residence that has a convenient location in the village of Cellardyke. It is set within easy reach of the coast and the surrounding countryside, near public parks, schools, and amenities. The home is well-presented throughout and it offers excellent built-in storage, including a floored loft. Furthermore, it has a shared rear garden that is fully enclosed and laid with a neat lawn and a patio for relaxing and dining in the sun. The property will appeal to anyone seeking a relaxed seaside lifestyle. Extras: all fitted floor coverings, window blinds, light fittings, an integrated oven and gas hob, a freestanding fridge/freezer, and a washing machine to be included in the sale. The furniture is available by separate negotiation.

## Features

- Well-presented upper villa
- Situated in the coastal village of Cellardyke
- 20-minute drive from St Andrews
- Private main-door entrance
- Naturally-lit entrance hall
- Upper hall with built-in storage
- Open-plan kitchen/living room
- Two double bedrooms (one with wardrobes)
- Modern three-piece shower room
- Secure under-stair storage
- Spacious floored loft for storage
- Allocated residents' parking
- Shared rear garden
- Gas central heating and double glazing



# Floorplan



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## Our Branches

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While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

Thorntons is a trading name of Thorntons Law LLP Regulated by The Law Society of Scotland



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