





Key Features

 1 Bedroom

 1 Public

 1 Bathroom

A beautifully presented modern 1-bed terraced home that delivers stylish, easy-living in one of Dunfermline's most convenient spots. Step inside to a bright open plan ground floor where contemporary design meets practical functionality - perfect for first-time buyers, professionals or anyone seeking a low-maintenance home with real character.

The open plan living space flows effortlessly, offering plenty of room for day-to-day living and entertaining. Upstairs you'll find a generous double bedroom complete with built-in wardrobes and served by a sleek, modern shower room - all finished to a high standard throughout.

Externally, residents benefit from on-street parking and a gravel garden area to the front, ideal for potted planting or a cosy seating nook.

Located just moments from the heart of Dunfermline, you're within walking distance of a wide range of amenities including shops, cafes, eateries and supermarkets. Transport links are excellent - Dunfermline Town and Dunfermline Queen Margaret rail stations are close by, with frequent services into Edinburgh and beyond, and local bus services connect easily to the wider Fife area. The M90 motorway is also within easy reach for commuters. This home offers an ideal blend of contemporary living, convenient location and strong local appeal.

EPC Rating: C

Council Tax Band: A



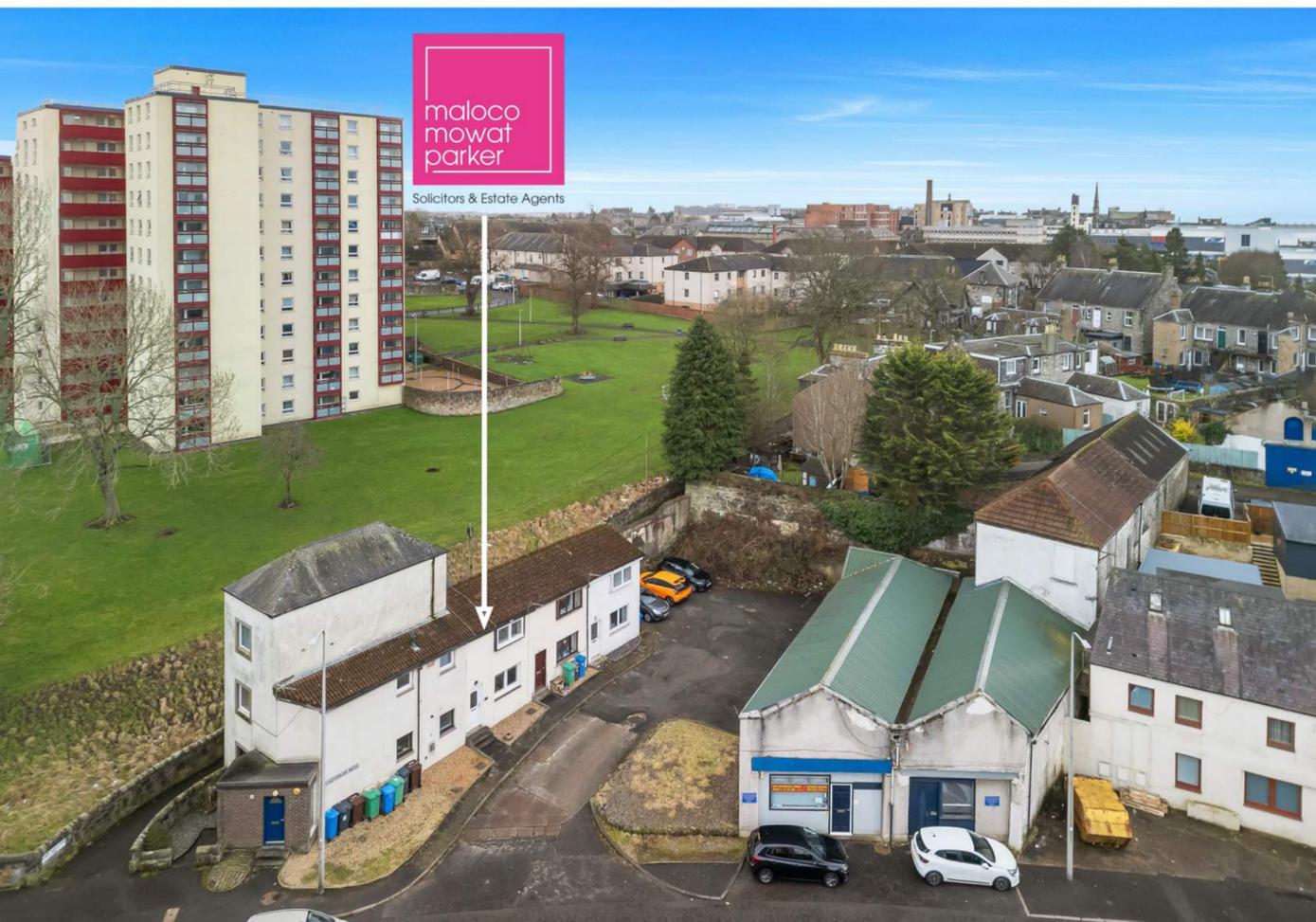
Location

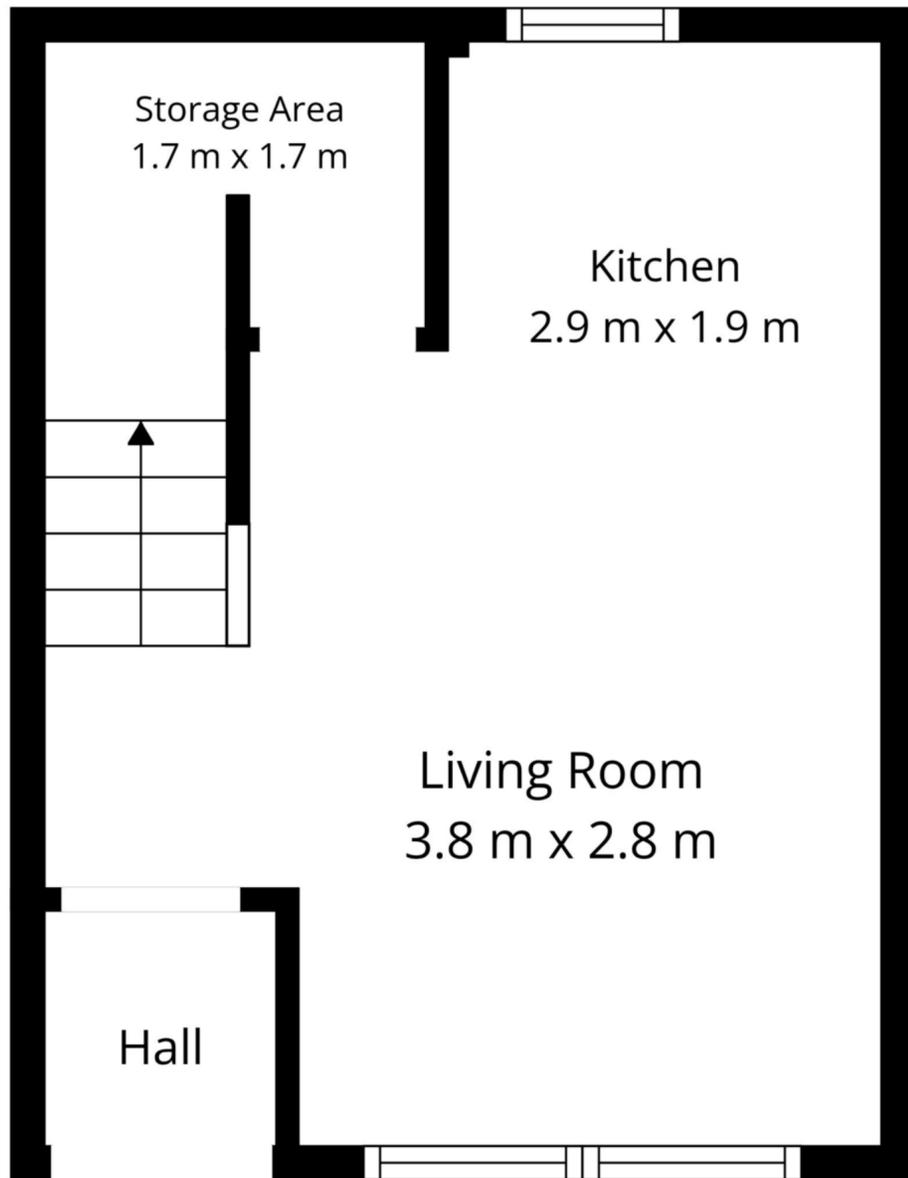
Nestled in the heart of Fife, Dunfermline seamlessly blends rich history with modern living, making it an ideal place to call home. As Scotland's ancient capital, it offers a wealth of cultural landmarks, including the stunning Dunfermline Abbey and Pittencrieff Park—perfect for leisurely strolls and family outings.

The city boasts excellent amenities, from a variety of high-street shops and independent boutiques to top-rated schools and a variety of leisure facilities. A wide range of restaurants, cafés, and traditional pubs, catering to every taste.

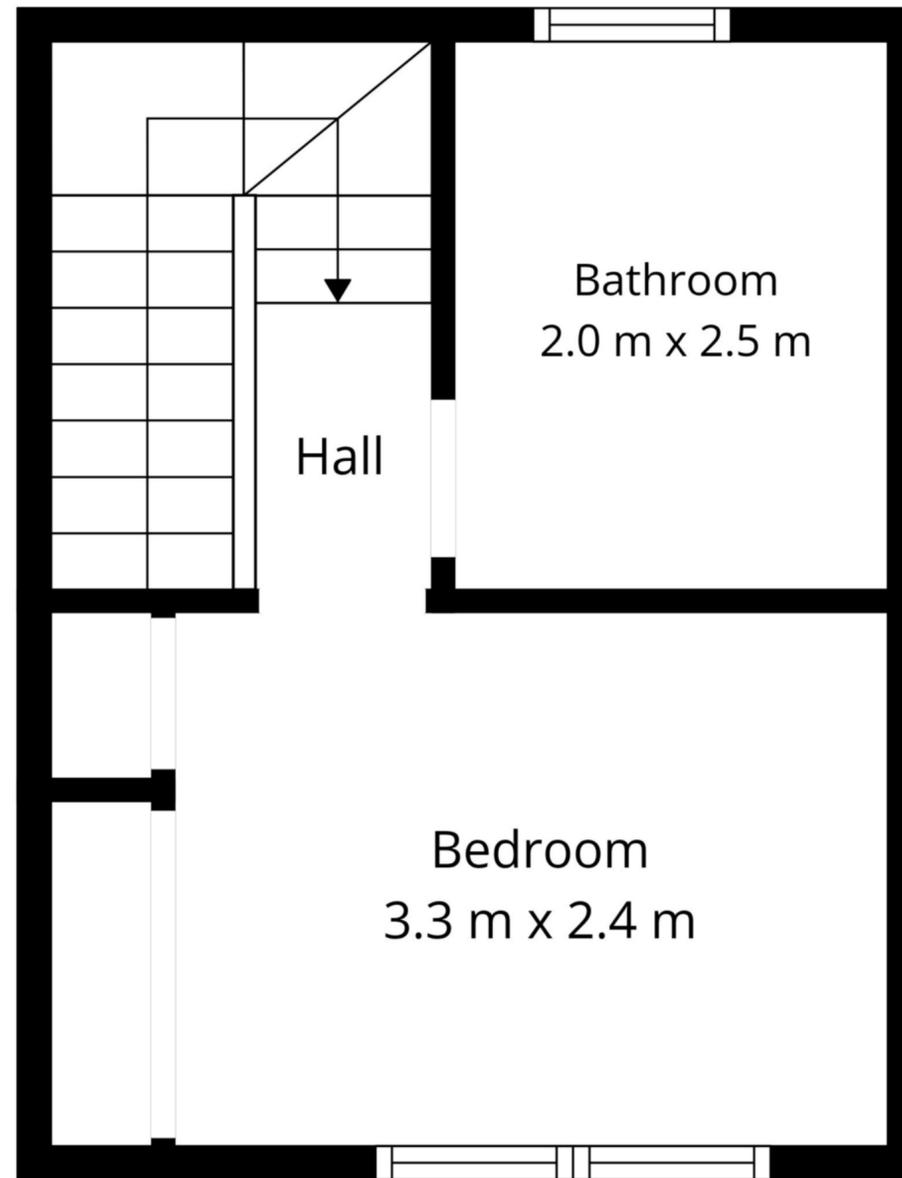
Dunfermline is exceptionally well-connected, with frequent rail services to Edinburgh (just 30 minutes away) and easy access to the M90, ensuring swift travel to Glasgow, Perth, and beyond. For international travel, Edinburgh Airport is a short drive away with Park and Ride facilities at Halbeath and Inverkeithing.

Whether you're looking for a bustling community, excellent transport links, or green spaces, Dunfermline offers a quality of life that's hard to beat.





Ground Floor



1st Floor



TOTAL: 38 m2
Ground floor: 19 m2, 1st floor: 19 m2
EXCLUDED AREAS: WALLS: 4 m2

Measurements Are Regarded As Highly Reliable; However, They Cannot Be Guaranteed.



Enquiries

 01383 629720

 info@maloco.co.uk

 maloco.co.uk



Floorplans are for illustrative purposes only. Measurements are deemed highly reliable but not guaranteed.

