

39 Pitmedden Road, Dunfermline



Andersons

Law Location Life

39 | Pitmedden Road | Dunfermline

Beautifully Appointed Mid Terrace Villa, situated in a quiet cul-de-sac, in a highly desirable residential location, ideal for local amenities and commuting.

Presented in move-in condition, this spacious home would be ideal for First Time Buyers or Buy To Let Investors.

The generous and well proportioned accommodation comprises; Entrance Hallway, Sitting/Dining Room (French doors to the garden), Kitchen, WC/Cloakroom, 2 Double Bedrooms and Family Bathroom.

Externally there is an attractive enclosed low maintenance garden, outside storage cupboard and ample parking spaces to the front and rear of the property.

Viewing is highly recommended and strictly by appointment only.





Accommodation

Entrance Hallway

Entry is from the front into the spacious entrance hallway. There is vinyl flooring and doors providing access to the sitting/dining room, wc/cloakroom, storage cupboard and open access into the kitchen.

Kitchen

A contemporary kitchen with storage units at base and wall levels, complimentary worktops and stainless steel sink and unit. Fitted appliances include oven, gas hob, extractor fan and fridge/freezer. There is space and plumbing for a washing machine, vinyl flooring and window to the front.

WC/Cloakroom

The wc/cloakroom has vinyl flooring and comprises; wc and hand wash basin with storage.

Sitting/Dining Room

A large reception room with French doors to the rear into the garden, carpeted flooring and staircase to the upper level.

Upper Level Landing

The upper level landing is carpeted with doors to 2 bedrooms, family bathroom and hatch to the attic space.

Master bedroom

A double bedroom with carpeted flooring and two windows to the front.

Bedroom 2

A further double bedroom with carpeted flooring, window to the rear and fitted storage cupboard.

Family Bathroom

The family bathroom has vinyl flooring and comprises; bath with shower over, wc, pedestal wash hand basin and chrome towel radiator.

Attic

The attic is partially floored.

Garden

The property benefits from gardens to the front and rear. The East facing rear garden is fully enclosed with a high degree of privacy. There is a large feature patio area and chipped sections, allowing for low maintenance. The front garden is again low maintenance and chipped.

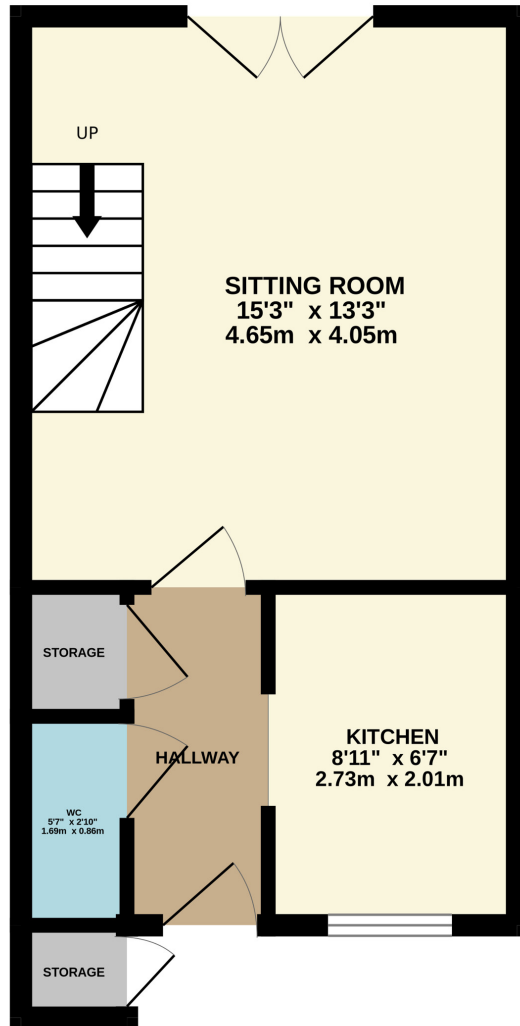
Parking

There are parking spaces to the front of the property, with additional spaces to the rear.

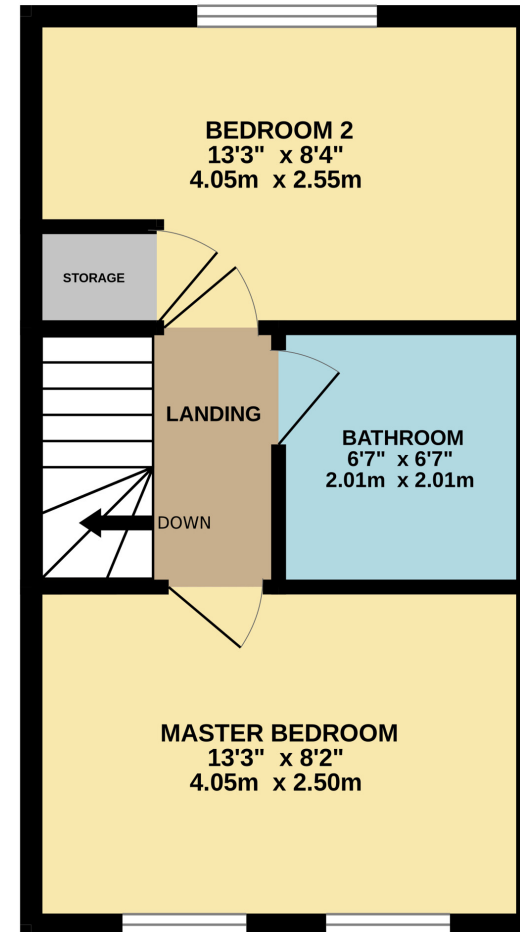
Heating

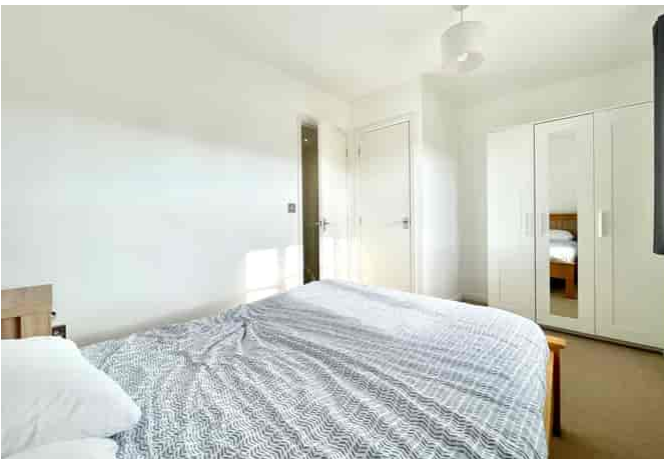
Gas central heating.

GROUND FLOOR



1ST FLOOR

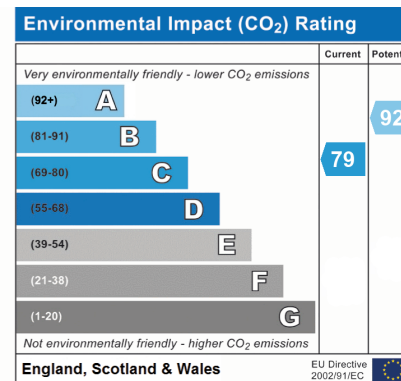
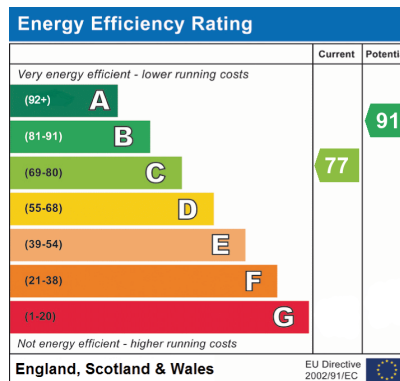
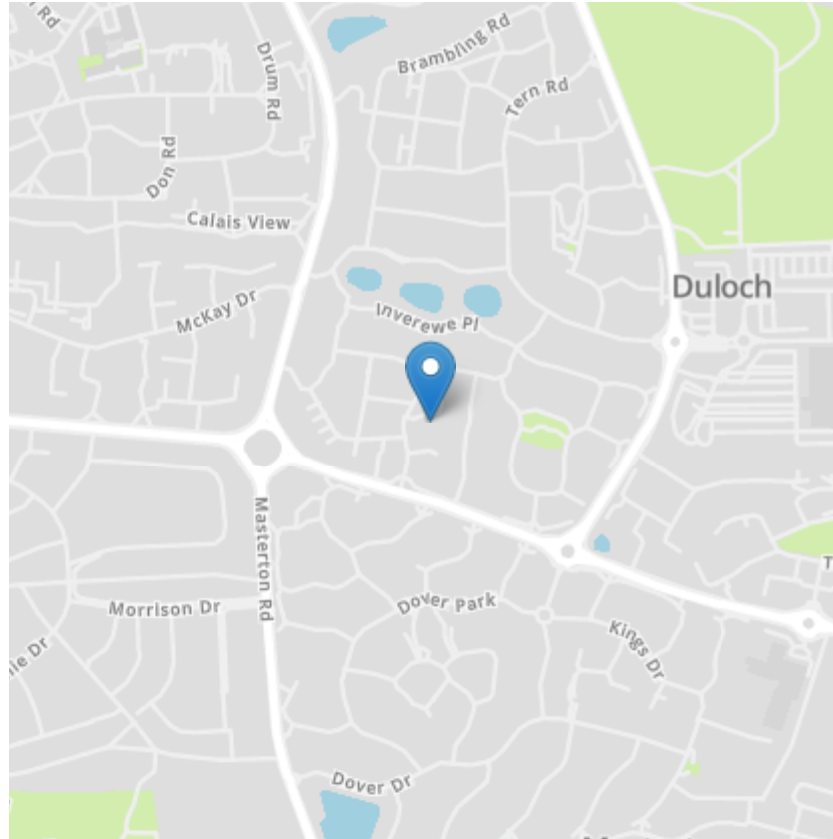






PITMEDDEN ROAD, DUNFERMLINE - A BETTER PLACE TO LIVE

Dunfermline is a historic City with many facilities and attractions. The Kingsgate shopping centre and retail parks offer a selection of superstores, restaurants and bars with the nearby Fife Leisure Park which is home to a 10 screen cinema, private health club, bingo, bowling and mini golf. For those who enjoy the outdoors there are a number of public parks and woodlands throughout. Dunfermline is located approximately five miles from the Queensferry Crossing Bridge and is therefore popular with commuters to Edinburgh and many parts of the central belt with easy access to the M90 motorway with direct links to Edinburgh, Perth & Dundee. There are two train stations in the town, with a Town Centre Bus Station and a nearby Park & Ride.



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Notes of Interest and Offers

All offers for this property should be submitted in Scottish legal terms to our Property Department. If you are interested in this property you are advised to "note interest" with Andersons via your solicitor.

Andersons LLP is a limited liability partnership (No. 300983) having their registered office at 40 High Street, Kinross KY13 8AN

