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63 Chapelhill, Kirkcaldy, Fife, KY2 6PY

Light & Tastefully Presented, Two-Bedroom, Mid-Terrace Home with Gardens

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Property Description

Light and tastefully presented, two-bedroom, mid-terrace home with gardens and residential parking. Located 'off-street' adjacent to a large shared green, in an established residential area of Kirkcaldy, Fife.

Comprises an entrance hall, living/dining room, kitchen, two double bedrooms and a shower room.

Highlights include a modern fitted kitchen, contemporary flooring and internal doors, and HIVE gas central heating. In addition, there is modern lighting, double glazing, and good storage including a loft.

Externally, the property benefits from a lawn to the front with the shared parklands beyond; whilst a patio garden to the rear has two store sheds and a gate to the residents' parking.

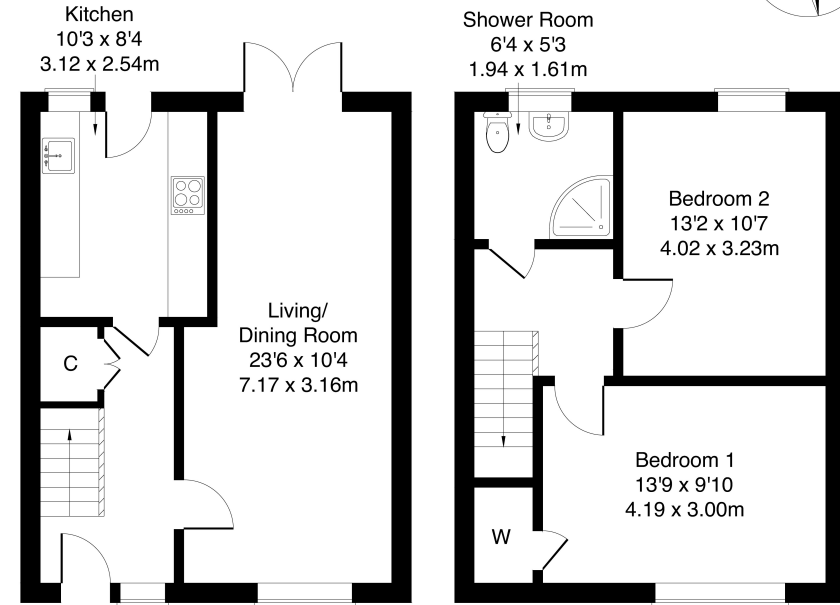
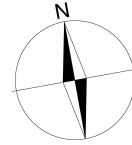
A welcoming entrance hall offers space for outerwear and affords access throughout the ground floor, including a convenient storage cupboard and the stairs leading to the upper hall. A tastefully finished living/dining room features a dual-aspect allowing plentiful natural light, wood effect flooring, spotlighting for the lounge, a pendant light fitting for the dining area, and patio doors leading to the garden. Set to the rear, also with a door accessing the garden, the kitchen is fitted with modern units and worktops, a tiled surround, a sink with a drainer, and an integrated oven and electric hob.

On the upper floor, enjoying a southerly aspect, bedroom one is set to the front, offering a generous room for furnishings, with light decor, wood effect flooring and a built-in wardrobe; whilst bedroom two is set to the rear, similarly well-finished. Completing the accommodation, the bathroom is fitted with a modern suite including a rainfall shower, tiled splash walls, and a ladder-style radiator.



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Approximate Gross Internal Area: (829 sq ft - 77 sq m.)



Ground Floor

First Floor

Legal Disclaimer : Floor-plan and measurements are for illustrative guidance only, and not intended to form part of any contract.

Area Description

Kirkcaldy is located on the north coast of the Firth of Forth, and is one of Fife's principal towns. It provides a wide range of retail, cultural and leisure services, as well as primary and secondary schooling, and further education at the Adam Smith College. It is home to a museum and an art gallery, as well as the renowned Adam Smith Theatre. Shopping facilities to be found in the Fife

Central Retail Park include a Sainsbury's, B&Q and Next, with many other high-street names also to be found in the town centre, whilst the modern Victoria Hospital serves much of Fife. The railway station brings Edinburgh and Dundee within easy commuting distance, whilst the A92 allows easy access to the motorway network and Edinburgh Airport.





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