



5 Springfield Park, Kinross, KY13 8QS

Beautifully Presented, Three Bedroom, Semi-Detached Home with Gardens & Driveway

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Property Description

Beautifully presented, three-bedroom, semi-detached family home, with gardens and driveway. Set on a generous corner plot, in a desirable residential area of the historic town of Kinross, in Perth and Kinross.

Comprises an entrance hall, living room, kitchen/dining room, two double bedrooms, a single bedroom and a family bathroom.

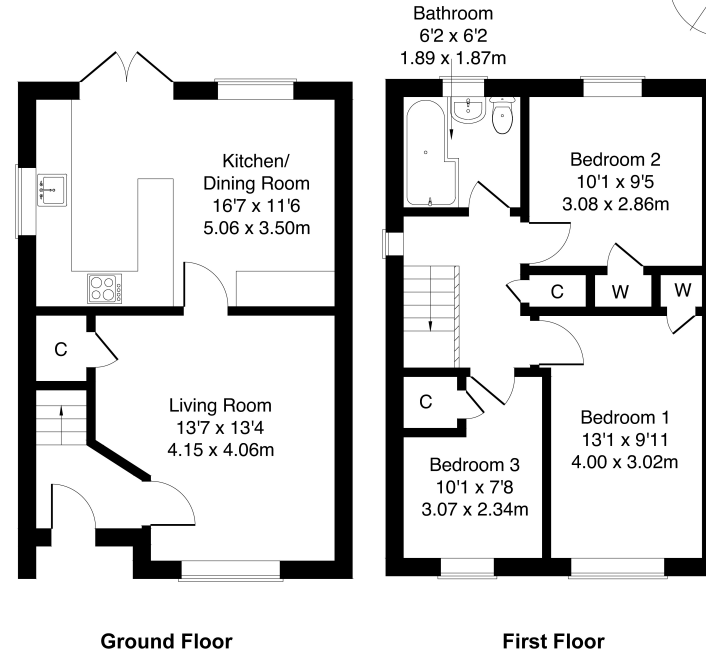
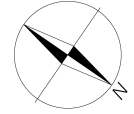
Highlights include a quality integrated kitchen with solid oak worktops, a stylish bathroom, solid oak internal doors, and contemporary flooring and lighting. In addition, there is superb storage including bedroom wardrobes and a loft, gas central heating and double glazing.

Externally, there is a lawn to the front with a driveway continuing to the side; whilst the large rear garden includes patios, a lawn and a storage shed.

A welcoming entrance has wood effect flooring continuing to the front-facing living which features spotlights, a central light fitting, a wall-mount TV point and understair storage. Set off the living room, the stylish, newly fitted, dual-aspect kitchen offers ample space for dining, contemporary light fittings over the breakfast bar and patio doors accessing the southerly-west-facing rear garden. Modern fitted units include solid oak worktops, a tiled surround, a sink with drainer and a larder unit; with appliances including an integrated oven, a gas hob, a dishwasher, a washing machine and a fridge/freezer.

On the upper floor, generously sized bedroom one is set to the front with carpeted flooring, a central light fitting and a built-in wardrobe; whilst two further well-presented bedrooms are set to opposite aspects, similarly well-finished, both with carpeted flooring and built-in wardrobes. Completing the accommodation, the bathroom is fitted with a modern three-piece suite including an electric shower over the bath, partially panel splash walls and partially tiled splash walls, and a ladder-style radiator.

mov⁸ REAL ESTATE 5 Springfield Park, Kinross, KY13 8QS
Estate Agents and Solicitors Approximate Gross Internal Area: (840 sq ft - 78 sq m.)



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

Area Description

A traditional county town of the historic county of Kinross-shire, the town of Kinross is set amid lovely open green spaces and Loch Leven, the largest loch of the Scottish lowlands. The town offers superb outdoor recreation activities such as a golf course, walking and cycling trails; as well as a good range of local amenities throughout, with a Sainsbury's, post office and medical practice. Nearby Dunfermline offers further facilities with a large retail park, an ASDA superstore, a leisure

with an Odeon cinema, and theatre and sports facilities. The area is well served for schooling at all levels with multiple primaries in the area and secondary schooling at Kinross High School. Kinross is well-placed for commuting as it is adjacent to the M90 motorway with easy access to Edinburgh, Perth and Dunfermline, as well as providing excellent public transport with regular bus services to the main neighbouring towns.





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