



**Carolstan
Rope Walk**

Linksfild Street, Leven,
KY8 4HX





Summary

This impressive detached bungalow is a rarely available three-bedroom residence, which has a unique design by John Chapman. It is set on a peaceful cul-de-sac in the picturesque town of Leven, offering a sought-after coastal lifestyle within easy walking distance of the beautiful sandy beach, superb amenities, and schools, as well as the new train station (due to open in 2024 providing swift commutes to Edinburgh). The home also boasts generously proportioned accommodation (finished to high standards in neutral hues), ample private parking, and a suntrap rear garden. Extras: all fitted floor and window coverings, light fittings, integrated ceramic hob and raised oven, freestanding larder fridge, and dishwasher to be included.

Features

- Characterful detached bungalow
- Situated in Leven, near the beach
- Vestibule and hall with two cupboards
- Substantial living room with garden access
- Open-plan formal dining room
- Expansive, well-appointed dining kitchen
- Separate utility room with garage access
- Principal suite with built-in wardrobes
- Two additional double bedrooms
- Contemporary Jack-and-Jill shower room
- Modern en-suite shower room
- Attic space for further storage
- Low-maintenance front garden/driveway
- Landscaped, southeast-facing rear garden
- Generous integral double garage
- Gas central heating and double glazing



"An exceptional coastal bungalow with a unique design by John Chapman, offering generous accommodation"



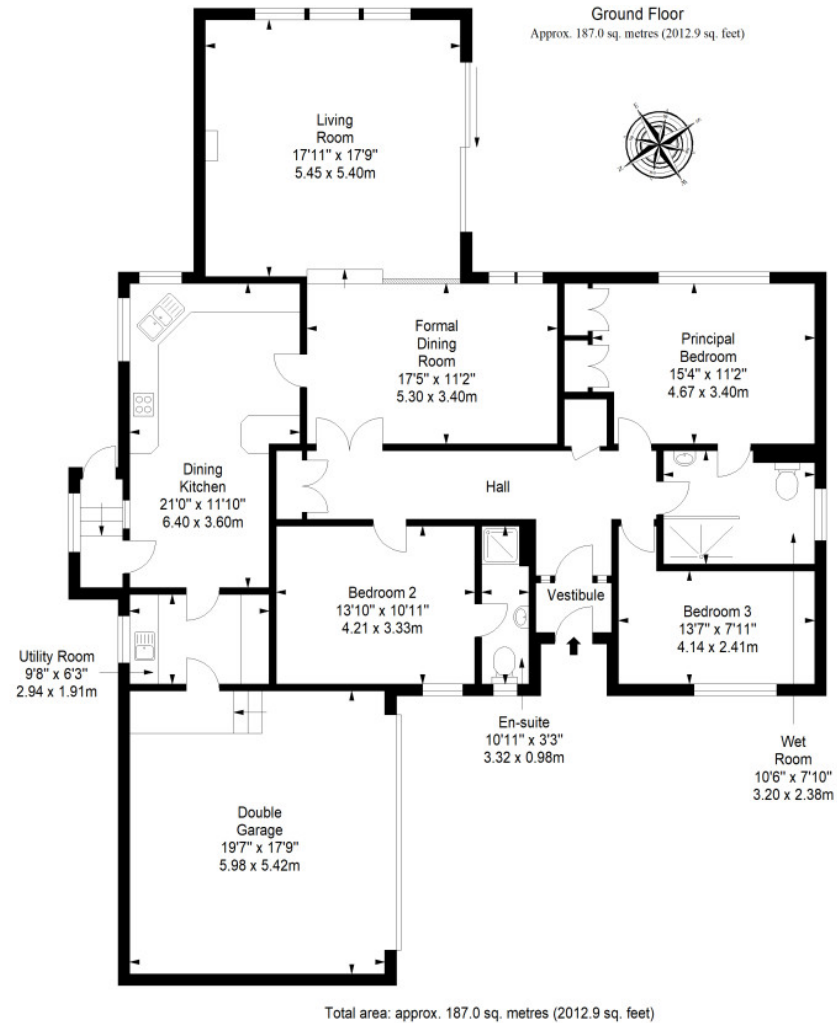




"Private parking for multiple vehicles and a family-friendly rear garden that is fully enclosed and with a suntrap aspect"



Floorplan





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The right way to move

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