







Key Features

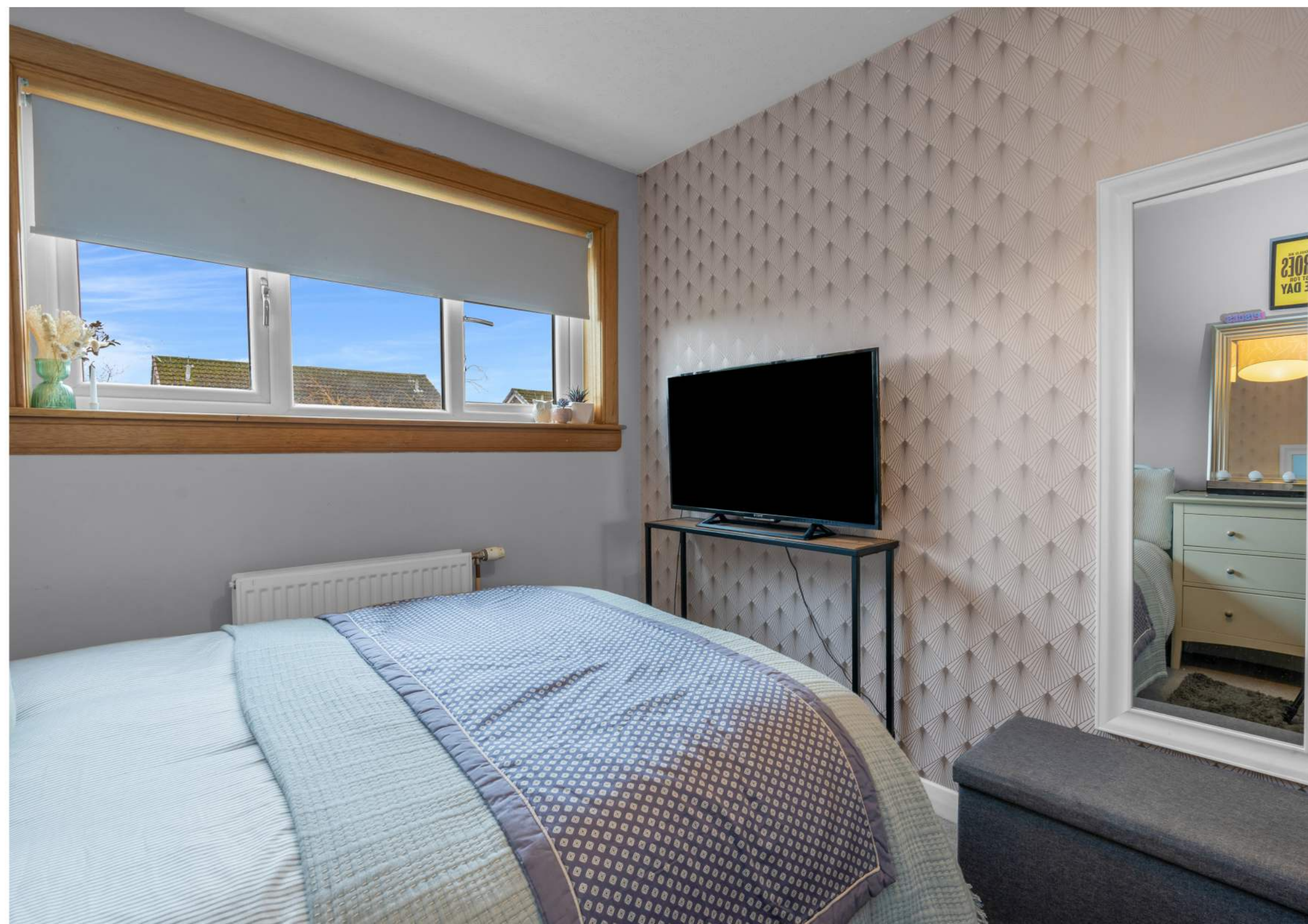
 4 Bedrooms

 2 Public

 1 Bathroom

- Impressive, four bedroom detached villa conveniently located within the village of Crossford.
- The residential village of Crossford is located around one mile west of Dunfermline City centre and offers a wide range of amenities including hotels, private leisure centre with swimming pool, local shopping and a prestigious golf course
- Well regarded primary school within the village with secondary schooling available in nearby Dunfermline
- Regular bus services, connecting Crossford to Dunfermline, Edinburgh, Glasgow and Stirling. Easy access to the M90 motorway and Dunfermline Railway Station is circa two miles away
- Welcoming entrance hall with WC
- Formal front facing lounge, benefitting from feature fireplace
- Separate dining room/family room overlooking the private rear gardens
- Quality kitchen with a wide range of floor and wall mounted storage, excellent worktop space and access to rear gardens
- Three double bedrooms with built in wardrobe space in bedroom one and two
- Single bedroom which can also be utilised as home office space
- Family bathroom with three-piece suite and shower over bath
- Private rear gardens consisting of lawn and patio area
- Large driveway with space for several cars leading to detached single garage
- A beautiful, family home within the heart of Crossford and viewing comes highly recommended
- EPC – C
- Council Tax - E









Location

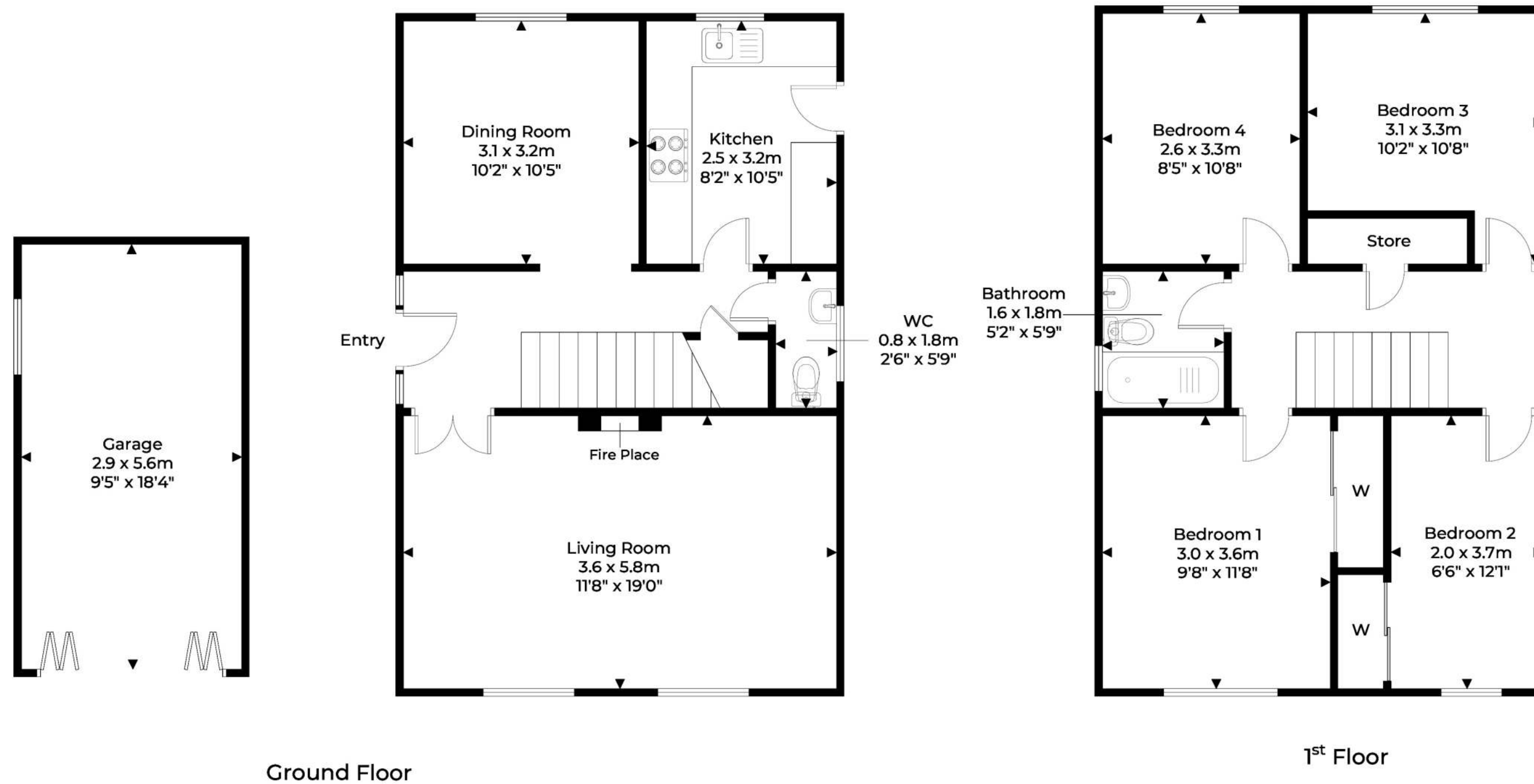
Nestled just west of Dunfermline, the picturesque village of Crossford is a highly sought-after location for families and professionals alike. Boasting a welcoming community atmosphere, excellent local amenities, and easy access to both Edinburgh and central Fife, Crossford perfectly balances rural charm with modern convenience.

The village is conveniently located for a range of well-regarded schools, local shops, and the Adamson Hotel, perfect for relaxed dining. Nearby Pittencrieff Park and scenic countryside walks provide plenty of outdoor appeal. With a mix of traditional and contemporary homes, Crossford caters to buyers at all stages of life, from charming cottages to spacious family residences.

For those seeking a peaceful village lifestyle with fantastic commuter links, Crossford is an ideal place to call home.



8 BRORA PLACE CROSSFORD KY12 8YP
Approximate Gross Area
115 sq m / 1238 sq ft



Disclaimer : This diagram is for illustrative purpose only. All reasonable care has been taken in the preparation, but no warranty is given as to the accuracy of the information. This document does not constitute any part of any offer or contract. Dimensions shown are approximate only. Prospective parties should rely on their own enquires.



Enquiries

01383 629720

info@maloco.co.uk

maloco.co.uk



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

