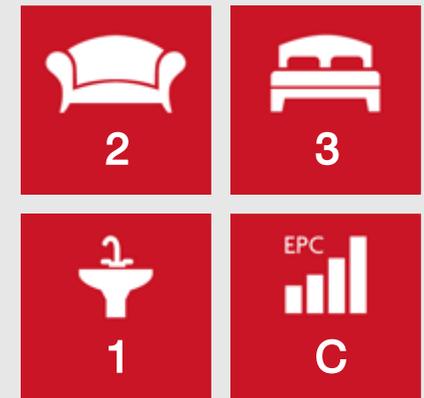




**Thorntons**  
The right way to move

61 Edenbank Road, Cupar, Fife  
KY15 4UA





### Summary

This beautifully presented three-bedroom semi-detached home is set within a sought-after residential area of Cupar and offers spacious, modern accommodation ideally suited to families, first-time buyers or those looking to upsize. The property has been well maintained and upgraded by the current owners, creating a stylish and move-in-ready home. Viewing is Essential to appreciate the accommodation on offer.

### Features

- Semi Detached Villa
- Fully Renovated Throughout
- Offers Modern Living
- Excellent Storage
- Stunning Landscaped Rear Garden
- Popular residential location
- Off Street Parking for a few cars
- Gas central heating, double glazing, EPC C

### Room Measurements

Living Room: 14'5" x 12'7" (4.40m x 3.83m)  
Dining Room: 9'6" x 8'9" (2.90m x 2.67m)  
Kitchen: 9'10" x 8'8" (3.00m x 2.65m)  
Utility Room: 7'10" x 6'1" (2.40m x 1.86m)  
WC: 6'9" x 5'0" (2.07m x 1.52m)  
Principal Bedroom: 11'7" x 9'3" (3.52m x 2.83m)  
Bedroom 2: 11'2" x 9'4" (3.41m x 2.85m)  
Bedroom 3: 10'2" x 8'6" (3.10m x 2.60m)  
Bathroom: 8'3" x 6'3" (2.51m x 1.90m)  
Garage: 18'9" x 8'6" (5.71m x 2.58m)



Beautifully presented three-bedroom semi-detached home is set within a sought-after residential area.



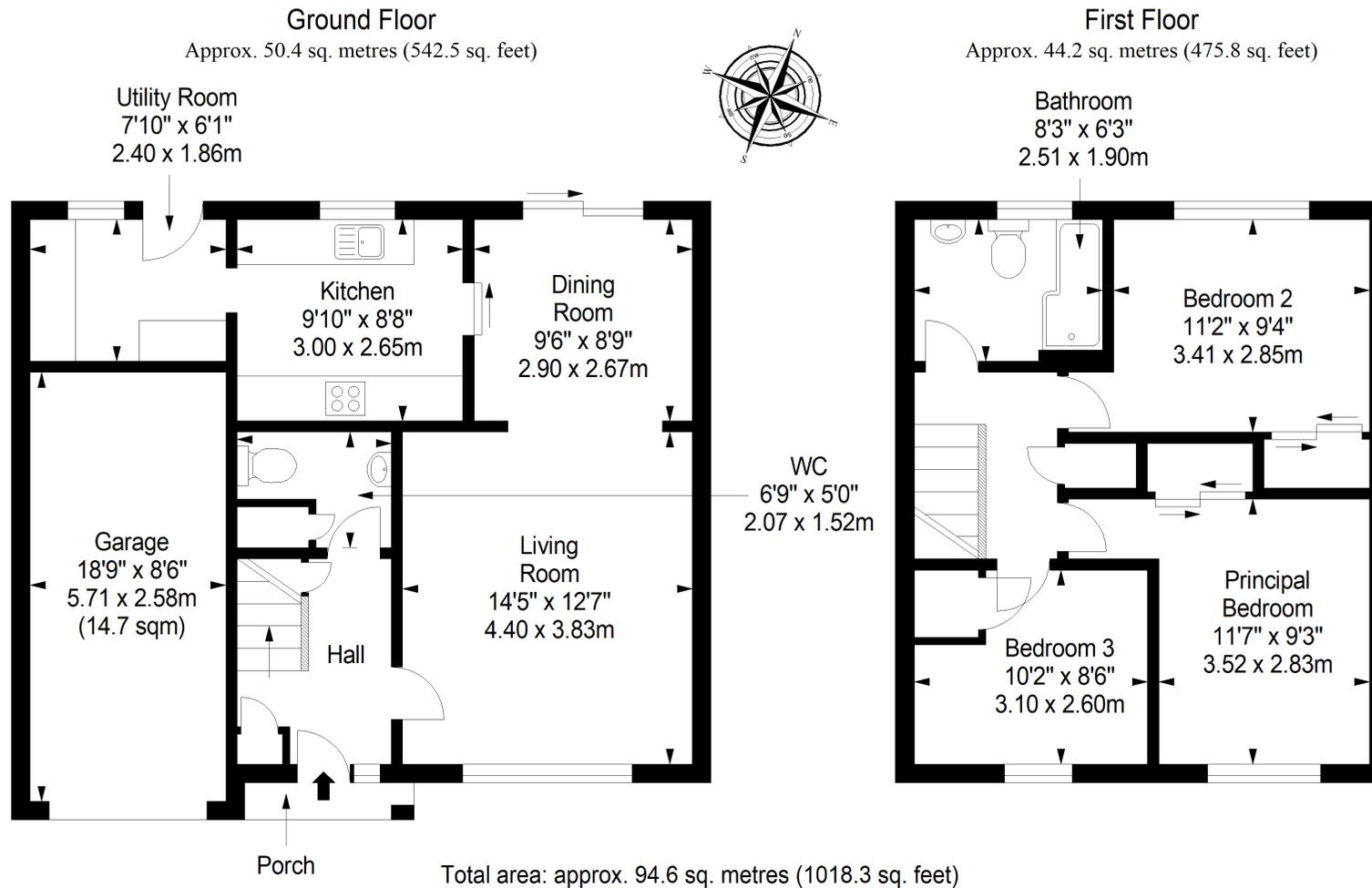




The rear garden has been attractively landscaped and features a combination of decking, lawn and planted areas.



# Floorplan



While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.

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