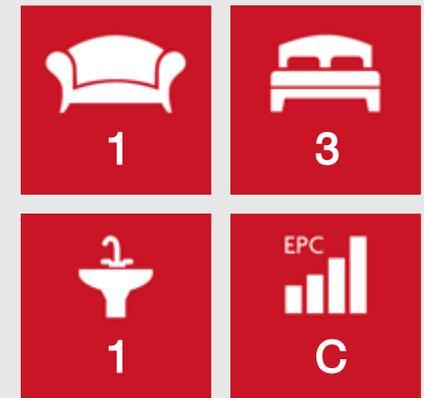




**Thorntons**  
The right way to move

13 Bankwell Road, Anstruther,  
Fife KY10 3DA





## Summary

A well-proportioned four-bedroom semi-detached villa situated within a popular residential area of Anstruther, ideally located close to the shoreline and golf course. The property offers spacious and flexible accommodation over two levels including a bright living room with bay window, fitted kitchen and ground floor WC. The fourth bedroom is currently utilised as a dining room on the ground floor. The upper floor provides three further bedrooms together with a study/bedroom four and a modern shower room. Externally the property benefits from well-maintained gardens and off-street parking to both the front and rear. The property further benefits from gas central heating and double glazing.

## Features

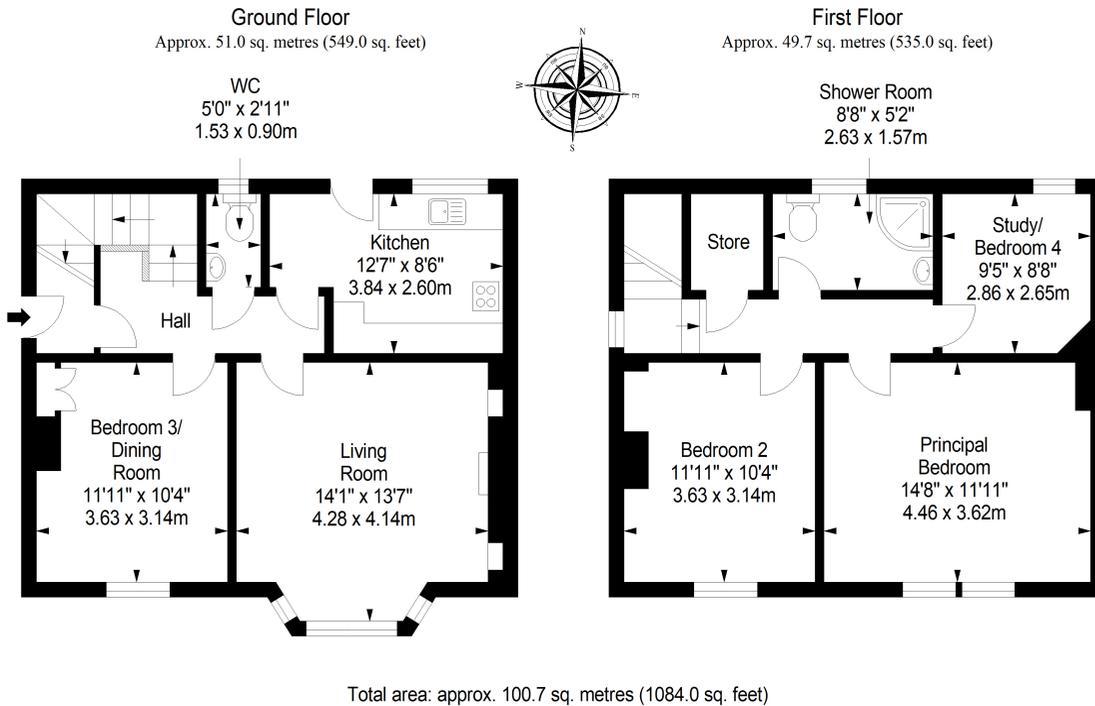
- Spacious semi-detached villa
- Flexible four-bedroom accommodation
- Fourth bedroom currently used as a dining room
- Bright living room with bay window
- Fitted kitchen with rear access
- Modern shower room
- Private gardens to front and rear
- Off-street parking to both the front and rear
- Close to golf course with lovely sea views

## Room Measurements

Living Room – 4.28m x 4.14m (14'1" x 13'7")  
 Kitchen – 3.84m x 2.60m (12'7" x 8'6")  
 Dining Room/Bedroom 4 – 3.63m x 3.14m (11'11" x 10'4")  
 WC – 1.53m x 0.90m (5'0" x 2'11")  
 Principal Bedroom – 4.46m x 3.62m (14'8" x 11'11")  
 Bedroom 2 – 3.63m x 3.14m (11'11" x 10'4")  
 Bedroom 3 – 2.86m x 2.65m (9'5" x 8'8")  
 Shower Room – 2.63m x 1.57m (8'8" x 5'2")



# Floorplan



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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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