



Offers Over £159,000
81 Parkside Street, Rosyth, Dunfermline, Fife, KY11 2LY

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Delmor are delighted to present to the market this rarely available substantial end terraced villa set in a much sought after location. Rosyth has a great range of amenities including shopping and schooling. There is a train station and close links to the M90, making it an ideal base for the commuter. The property briefly comprises of on the ground floor - Spacious bright lounge with wood burner. Kitchen with floor and wall mounted units incorporating gas hob with overhead extractor fan. Wall mounted electric oven. Dishwasher. Breakfast bar. Large conservatory to the side. Wet room comprising of shower, WC and vanity unit housing the wash hand basin. LED mirror. The first floor has three bedrooms. The front garden is fully enclosed and mono blocked providing off street parking for several vehicles. The rear gardens are enclosed and laid with slabs. Garden shed. The property also benefits from gas central heating and double glazing. Early viewing is highly recommended to fully appreciate the space and layout on offer within this family home.

Ground Floor

Lounge



5.19m x 3.72m (17' 0" x 12' 2")

Inner Hallway



Kitchen



3.38m x 2.53m (11' 1" x 8' 4")



Wet Room



2.32m x 1.46m (7' 7" x 4' 9")



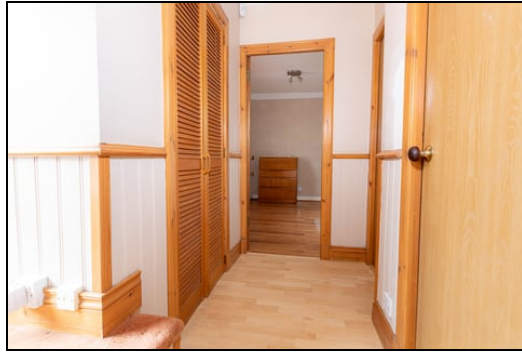
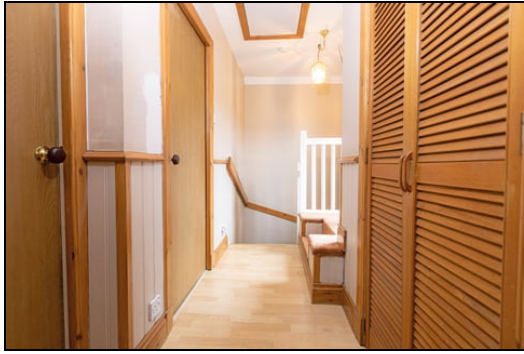
Conservatory



4.47m x 2.77m (14' 8" x 9' 1")

First Floor

Top Hallway



Bedroom

Bedroom



4.09m x 2.9m (13' 5" x 9' 6")



3.17m x 1.97m (10' 5" x 6' 6")

Bedroom



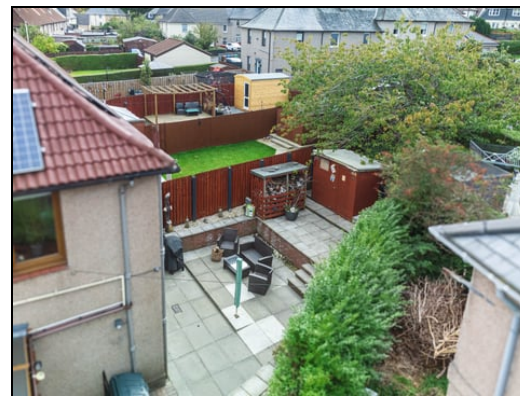
3.34m x 3.07m (10' 11" x 10' 1")

Gardens



Extras

All floor coverings. Gas hob, electric oven and extractor fan. Dishwasher. Garden shed.



SONIC TAPE

All measurements have been taken using a sonic tape measure and therefore, may be subject to a small margin of error.

MEASUREMENTS

All measurements are approximate.

APPLIANCES/SERVICES

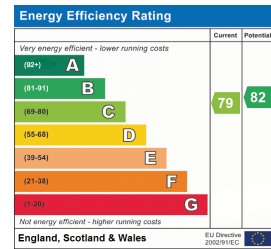
The mention of any appliances and/or services within these Sales Particulars does not imply they are in fully working order.

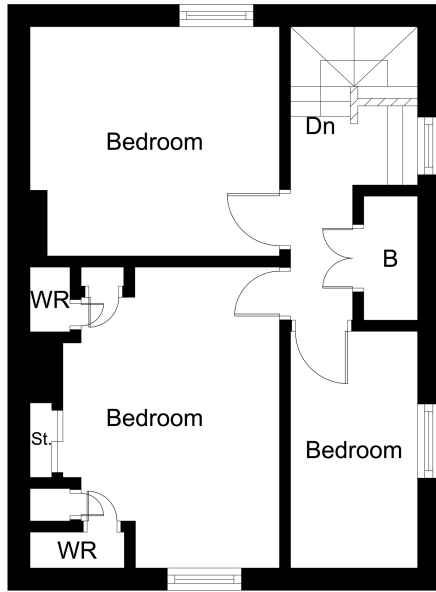
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First Floor

