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## 5 Shamrock Terrace, Ferryhills Road, Inverkeithing, Fife, KY11 1HN

Well-Presented One Bedroom, Second (top) Floor Flat

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# Property Description

Well-presented, one-bedroom, dual aspect, second (top) floor flat, set in a traditional stone-built residential building. Conveniently located for the commuter, close to the Park and Ride in Inverkeithing, on the Fife coast.

Comprises: an entrance hall, living room, kitchen, double bedroom and shower room.

Features include uPVC double glazed windows, electric heating, a recently fitted kitchen with appliances and TV and telephone points.

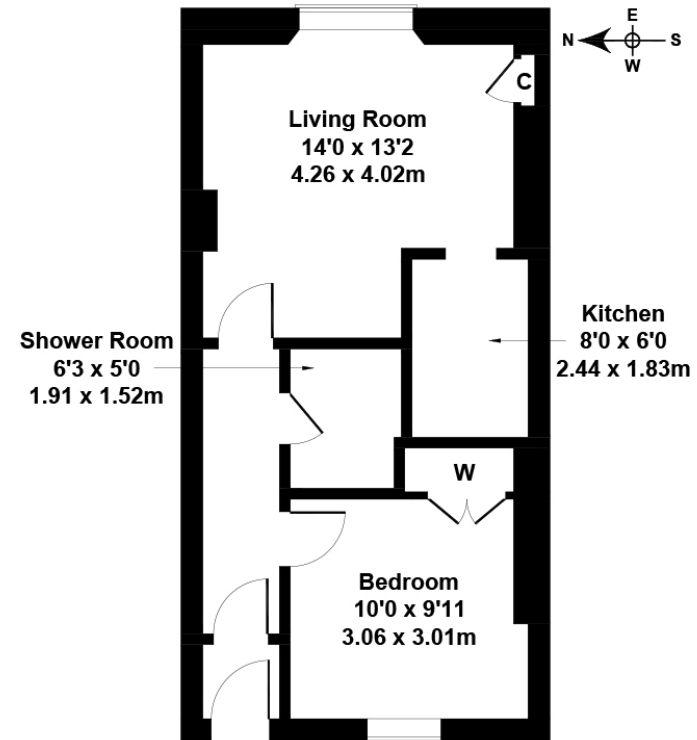
Externally, there is a shared garden to the rear, with ample unrestricted on-street parking to the front.

Access is gained to the flat via a rear set shared stairway, and into the entrance hall which has carpeted flooring and serves each room within. The bright and well-proportioned living room, which is set to the front of the property, features carpeted flooring, ceiling mounted lighting, space for lounge furniture, and a recessed window which offers plentiful natural light.

The kitchen is set off the living room and is fitted with modern white high gloss wall and base units, stone effect worktops, tile splashbacks and a stainless steel sink. Appliances include an integrated electric hob, electric oven with an extractor canopy over, a microwave oven and a freestanding washing machine.

The good sized double bedroom features a recessed window, carpeted flooring, a built-in wardrobe and ample space for freestanding bedroom furniture.

The shower room is set internally off the hall and is fitted with a contemporary two-piece suite with an electric shower, tiled floor and walls, and a ladder radiator.



# Area Description

Inverkeithing, on the northern banks of the Forth in Fife, is a town, royal burgh and parish. A stone-built medieval town centre has a bustling high street, whilst more modern residential developments continue to be added to the peripheries. The town is convenient for commuters being ideally-placed for access to the M90, Forth Road Bridge, Ferry Toll Park & Ride, and Inverkeithing rail station. Good

local shopping and amenities can be found on Inverkeithing High Street, whilst a short drive takes you to the city of Dunfermline, which provides a larger selection of high-street shopping, supermarkets, schools, bars, restaurants, and also further bus and rail links. Inverkeithing Primary School and Inverkeithing High School provide local schooling.





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