



130 South Larch Road Dunfermline KY11 4NZ
Offers Over £320,000



Key Features

 4 Bedrooms

 1 Public

 2 Bathrooms

- Beautifully presented four-bedroom, detached home set on a generous end plot within a popular residential setting of similar properties
- Offered to the market in move in condition
- A fantastic location for amenities with a wide variety of amenities within walking distance, including various supermarkets, restaurants and leisure facilities
- Fife Leisure Park offers various coffee shops, restaurants, gym facilities and a ten-screen cinema
- Walking distance of primary and secondary schooling
- Several local train stations within Dunfermline, Rosyth and Inverkeithing, Park and Ride facilities to Edinburgh City Centre and Airport via Halbeath and circa 0.5 miles from access to the M90 motorway
- Large driveway for several cars and integral single garage
- Welcoming entrance hall leading to spacious lounge at the front of the property
- Modern kitchen dining offering base and wall units and a mixture of white goods with French Doors leading to enclosed rear gardens
- Utility room and WC leading off from Kitchen Dining
- Master bedroom with built in mirrored wardrobes and modern en suite shower room
- Three additional double bedrooms with fitted mirrored wardrobes in bedroom two and three
- Tiled family bathroom with three-piece suite
- Private easy maintained rear garden all laid to lawn with patio area
- A beautifully presented family home, located in a desirable location, and viewing comes highly recommended
- Council Tax - F
- EPC - C
- Factoring Fee - Circa £75 quarterly







Location

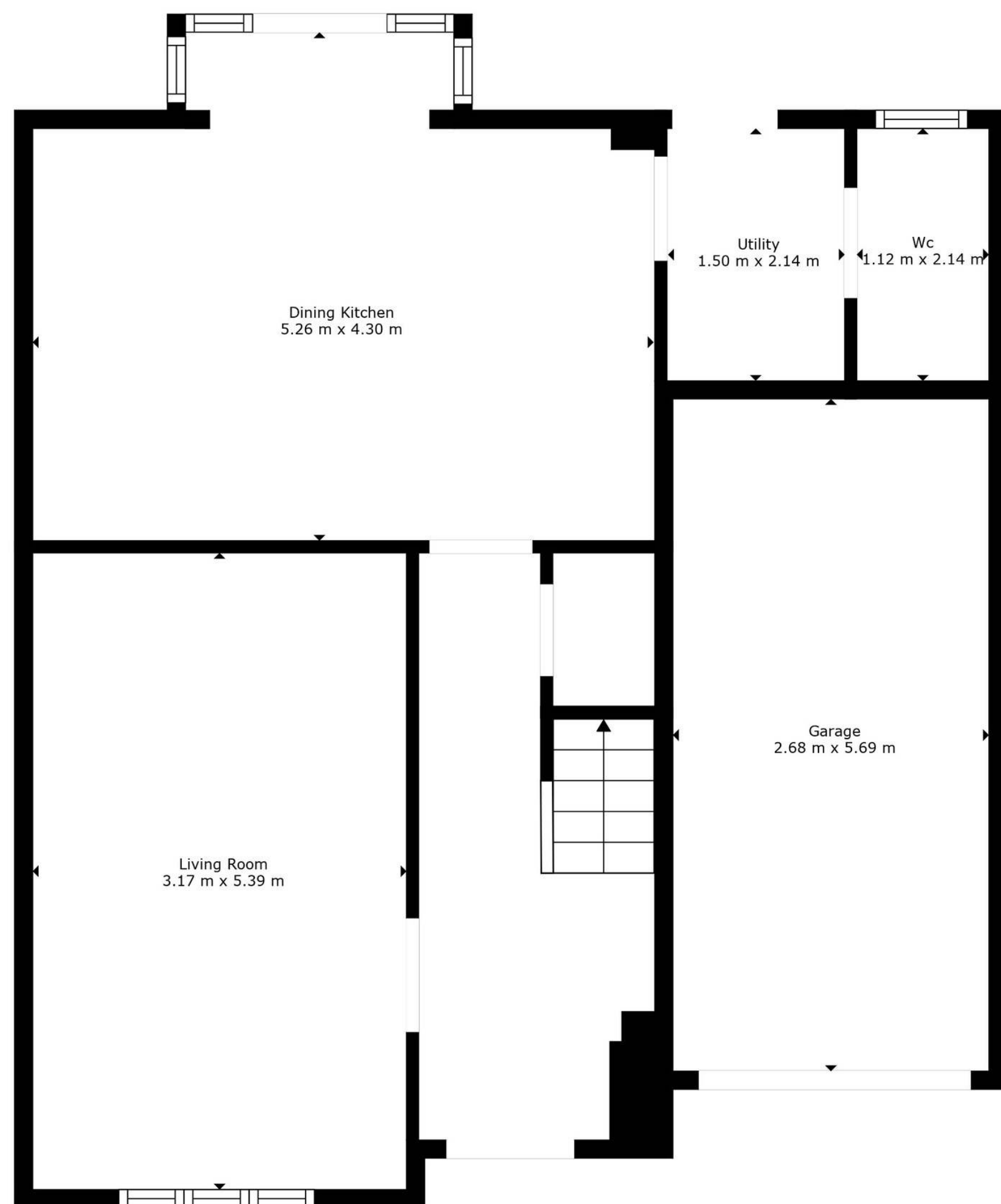
Nestled in the heart of Fife, Dunfermline seamlessly blends rich history with modern living, making it an ideal place to call home. As Scotland's ancient capital, it offers a wealth of cultural landmarks, including the stunning Dunfermline Abbey and Pittencrieff Park—perfect for leisurely strolls and family outings.

The city boasts excellent amenities, from a variety of high-street shops and independent boutiques to top-rated schools and a variety of leisure facilities. A wide range of restaurants, cafés, and traditional pubs, catering to every taste.

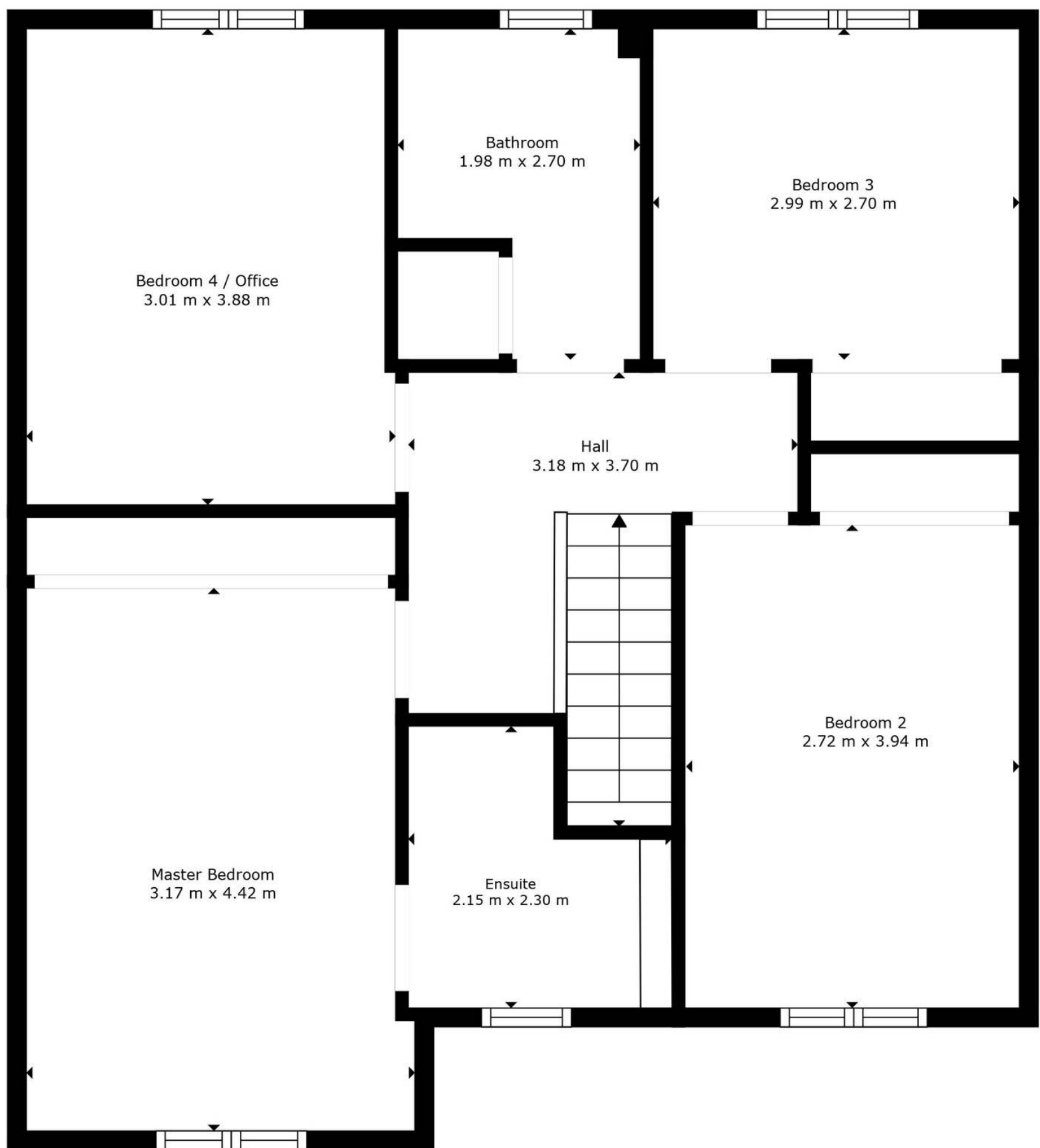
Dunfermline is exceptionally well-connected, with frequent rail services to Edinburgh (just 30 minutes away) and easy access to the M90, ensuring swift travel to Glasgow, Perth, and beyond. For international travel, Edinburgh Airport is a short drive away with Park and Ride facilities at Halbeath and Inverkeithing.

Whether you're looking for a bustling community, excellent transport links, or green spaces, Dunfermline offers a quality of life that's hard to beat.





Floor 1



Floor 2



Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

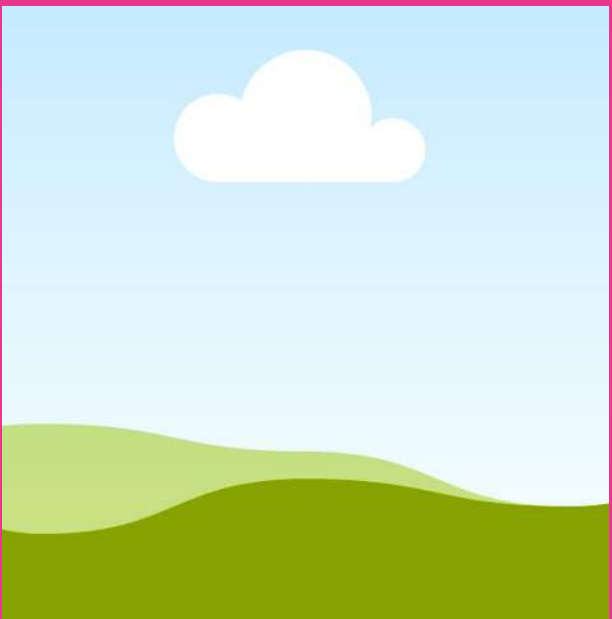


Enquiries

01383 629720

info@maloco.co.uk

maloco.co.uk



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