



Offers Over £89,000
18 Viewforth



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Viewforth

Buckhaven, Leven, KY8 1AZ

Forming part of a block of four, this charming modern lower flat offers the perfect blend of seaside charm and family-friendly practicality. Just a short stroll from the beach and within easy reach of the local primary school, it's an ideal home for young families, retirees, or anyone seeking a relaxed lifestyle by the coast. Accommodation comprises lounge, kitchen, bathroom with shower and two double bedrooms. Combi Gas Central Heating, Double Glazing. Private gardens front and rear. On street parking. A great first time buy.





Vestibule and hall

Access to the property is through a wood effect recently upgraded UPVC door leading to a tiled hall floor with light, clean walls. Ceiling down-lights makes this hall modern and welcoming.

Lounge

A bright spacious public room, located to the front of the property with window formation which takes advantage of natural light. Stylish two level ceiling complete with down lights, light laminate floor complete the look. Replaced internal doors throughout with glass internal lounge doors make the most of the natural light.

The room dimensions also allows a small dining table making this attractive addition to the lounge.

Kitchen

The kitchen is fitted with ample clean white cupboards that provide a fresh, modern aesthetic while discreetly housing the boiler. Oak-coloured worktops add warmth and contrast, complemented by a grey wood-grain vinyl floor for durability and style. White subway tiles enhancing the bright and contemporary feel of the space. The kitchen is fully equipped with an integrated fridge-freezer, hob, oven, extractor. Plumbing for a washing machine in the storage cupboard. A stainless steel sink with drainer and mixer tap completes the practical layout. A wooden door with decorative glass adds a touch of elegance and character to the rear entrance.

Bedroom One

An excellent-sized carpeted, double bedroom positioned at the front of the property, featuring a large window formation that provides an open outlook onto the front garden and beyond. The generous proportions of the room allow ample space for storage and furnishings.





Bedroom Two

A well-proportioned double bedroom set to the rear of the property, enjoying a pleasant outlook over the garden. The positioning provides a peaceful retreat, with natural light and space for furnishings, making it an inviting and versatile room.

Bathroom

The bathroom is finished to a high standard, featuring fully tiled walls in a natural tone that create a warm and contemporary backdrop. A waterproof laminate floor complements the design, offering both durability and style. The suite includes a modern waterfall mixer taps and an over-bath shower, combining practicality with sleek aesthetics. A heated towel ladder radiator completes the space, adding comfort and convenience while enhancing the overall modern feel.



Gardens

Front garden - The property is complemented by a fenced front garden, neatly arranged with a combination of grass and decorative stone chips. A path provides an attractive approach, leading directly to the front entrance and enhancing the welcoming kerb appeal of the home.

Rear garden - The property benefits from a low-maintenance rear garden, thoughtfully designed with loose chip stones that provide both practicality and visual appeal. A pergola and small garden room adds a sense of privacy and structure, creating an inviting outdoor space that can be enjoyed throughout the year with minimal upkeep.

Heating and Glazing

Gas combi boiler.
Double glazing throughout.

Contact Details

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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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Qualified Mortgage and Financial Consultants can provide you with up to the minute information on many of the rates available. To arrange an appointment telephone this office. **YOUR HOME IS AT RISK IF YOU DO NOT KEEP UP REPAYMENTS ON A MORTGAGE OR OTHER LOANS SECURED ON IT.** Full written quotation available on request. A suitable life policy may be required. Loans are subject to status. Minimum age 18.

FREE VALUATION

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Approx Gross Internal Area
57 sq m / 618 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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