







4 Lamond Drive,
St Andrews

Fife KY16 8BB

 1	 3
 2	 D



Summary

Positioned within easy reach of St Andrews' renowned amenities, golf courses and university, and minutes from the beach, this three-bedroom semi-detached house is an appealing home for families, professionals, and watersports enthusiasts alike. It offers bright interiors with flexibility, including a south-facing living room, a breakfasting kitchen with integrated appliances, and a conservatory opening onto a generous rear garden. The principal bedroom benefits from an en-suite shower room, whilst a four-piece bathroom and additional WC add further practicality. Off-street parking is provided by an extensive gravelled driveway to the front and side of the property.

Extras: All fitted floor and window coverings and light fittings are included. Contents available via separate negotiation.

Features

- Three bedroom semi-detached house
- Desirable St Andrews coastal setting
- Spacious south-facing living room
- Breakfasting kitchen with conservatory access
- Light-filled conservatory
- Principal bedroom with en-suite shower room
- Two further bedrooms, including a flexible third bedroom/study
- Bathroom with separate bath and shower
- Additional first-floor WC
- Gas central heating and full double glazing
- Extensive gravelled parking to the front
- Generous, secure rear garden



“Spacious three-bedroom semi-detached home with generous gardens and extensive private parking.”







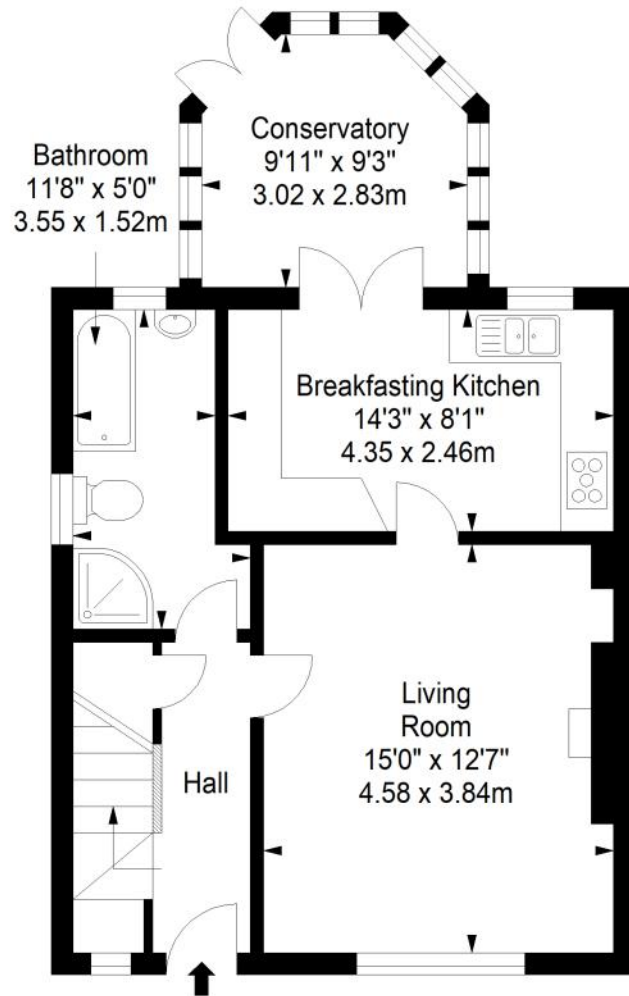
“Bright, flexible accommodation in a popular St Andrews location close to amenities and beaches.”



Floorplan

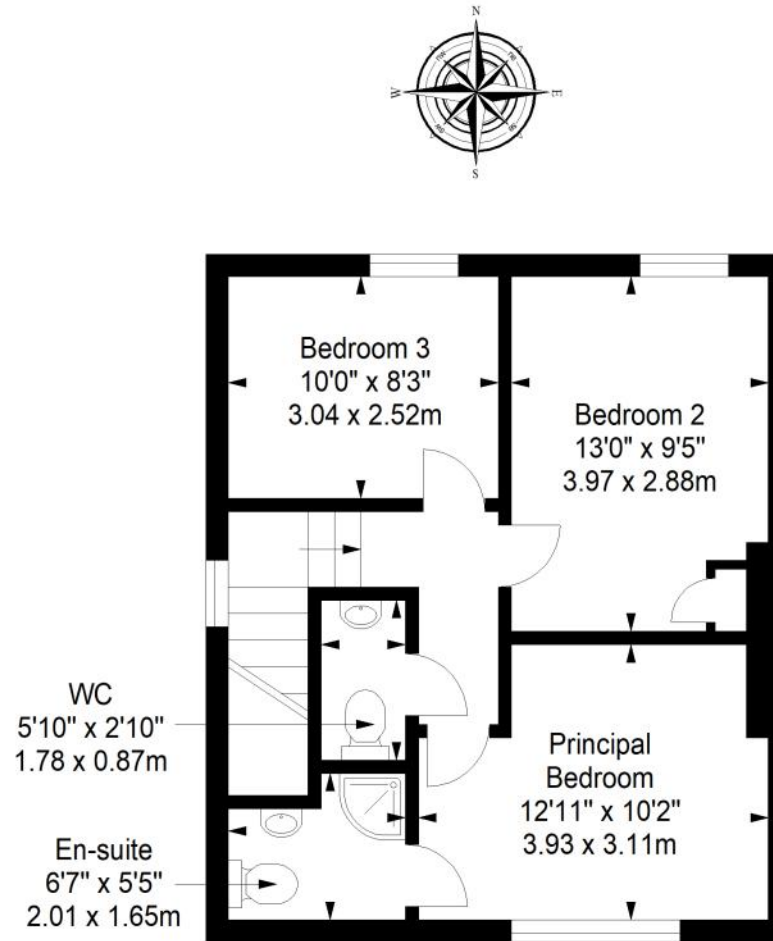
Ground Floor

Approx. 52.7 sq. metres (567.3 sq. feet)



First Floor

Approx. 44.2 sq. metres (475.8 sq. feet)



Total area: approx. 96.9 sq. metres (1043.1 sq. feet)



Thorntons

The right way to move

Our Branches

ANSTRUTHER

5A Shore Street, Anstruther, KY10 3EA
01333 310481
anstrutherea@thorntons-law.co.uk

ARBROATH

165 High Street, Arbroath, DD1 1DR
01241 876633
arbroathea@thorntons-law.co.uk

BONNYRIGG

3-7 High Street, Bonnyrigg, EH19 2DA
0131 663 7135
bonnyriggea@thorntons-law.co.uk

CUPAR

49 Bonnygate, Cupar, KY15 4BY
01334 656564
cuparea@thorntons-law.co.uk

DUNDEE

Whitehall House, 33 Yeaman Shore
Dundee DD1 4BJ
01382 200099
dundeeea@thorntons-law.co.uk

EDINBURGH

Citypoint, 3rd Floor, 65 Haymarket
Terrace, Edinburgh, EH12 5HD
0131 297 5980
edinea@thorntons-law.co.uk

PERTH

7 Whitefriars Crescent, Perth, PH2 0PA
01738 443456
perthea@thorntons-law.co.uk

ST ANDREWS

17-21 Bell Street, St Andrews, KY16 9UR
01334 474200
standrewsea@thorntons-law.co.uk

FORFAR

53 East High Street, Forfar, DD8 2EL
01307 466886
forfarea@thorntons-law.co.uk



@ThorntonsPropertyServices



@thorntonsproperty



@ThorntonsPS

Thorntons is a trading name of Thorntons Law LLP
Regulated by The Law Society of Scotland