



Offers Over £76,000
237 Methil Brae
Methil, KY8 2EU



DELMOR
01333 421 816
leven@delmor.co.uk



Methil Brae

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A well-presented ground-floor flat offering a bright and spacious lounge, a modern kitchen with ample storage. The property benefits from three generous double bedrooms, each providing comfortable accommodation and flexibility for family living, remodelled shower room. This property is a practical and inviting home with a convenient single-level living. Viewing advised and strictly by appointment.





Entry Hallway

Entry to the property is via UPVC panel and glazed door into the main hallway. Fresh neutral decor throughout. Doors from hallway give access to, Lounge, three double bedrooms and the shower room. Press style cupboard allows for storage.

Lounge

An excellent sized room with large window formation which floods the room with natural light and over looks the enclosed front garden. Fresh neutral decor, quality carpeting. Press style storage cupboard. Doors lead to the main hallway and the kitchen.

Kitchen

A good sized kitchen offer a variety of wall and floor storage units, drawers, wipe clean work surface with in set stainless steel sink, drainer and mixer tap. Space for slot in cooker with extractor above, space and plumbing for automatic washing machine. Room could also accommodate small breakfast table. Window formation looks to the rear of the property and UPVC door allows access to the garden.



Bedroom 1

Located to the rear of the property with window formation over looking the enclosed rear garden. A spacious room, neutral decor, press style storage cupboard.

Bedroom 2

Another good sized double bedroom with two window formations looking over the front and side of the property and allowing an abundance of natural light. Bright neutral decor throughout.

Bedroom 3

Again located to the front of the property a further double bedroom with large window formation. Recessed alcove

Shower Room

Remodelled shower room comprising; low flush wc, pedestal wash hand basin and shower cubicle with electric shower. Extensively wet walled throughout, glazed opaque window allows light and ventilation.

Heating & Glazing

Gas central heating and double glazing

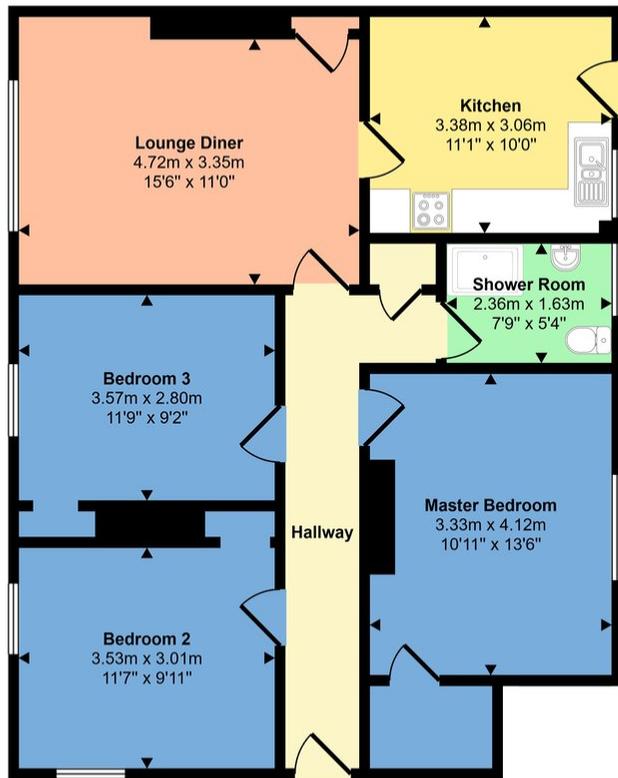


Gardens

Property benefits from enclosed gardens to both the front and rear, both mainly laid to lawn. Sharded access driveway. Garden to the rear is split over two levels with enclosed fencing.

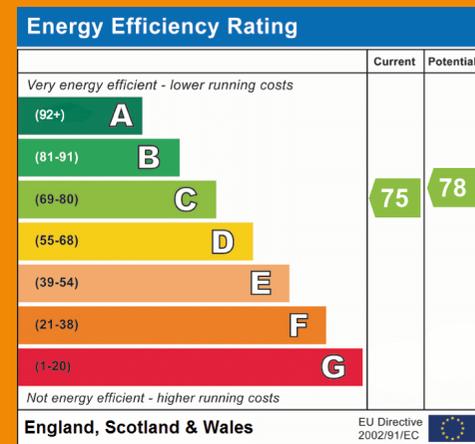


Approx Gross Internal Area
82 sq m / 887 sq ft



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.



52 Commercial Street, Leven, KY8 4LA

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leven@delmor.co.uk