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114 Lady Campbells Court, Dunfermline, Fife, KY12 0LE

Light & Beautifully Presented, Two-Bedroom, Second-Floor Flat

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Property Description

Light and beautifully presented, two-bedroom, second-floor flat, with residential parking. Forming part of a quiet and leafy modern, factored development, in the heart of Dunfermline centre, Fife.

Comprises an entrance hallway, living room, kitchen, two double bedrooms, an en-suite shower room, and a family bathroom.

Highlights include a stylish kitchen with appliances, modern bathrooms, gas central heating and double glazing. In addition, there is good integrated storage provision, a secured entry system, and light tasteful decor throughout.

The development also includes ample residential parking, a shared bike store, and a large southerly-facing shared garden.

A carpeted hallway gives access throughout, and features superb storage provision with three built-in cupboards, and a reception area at the entrance for outerwear or freestanding furniture. A good-sized lounge has a westerly facing aspect allowing plentiful natural light, and includes carpeted flooring and a central pendant light fitting.

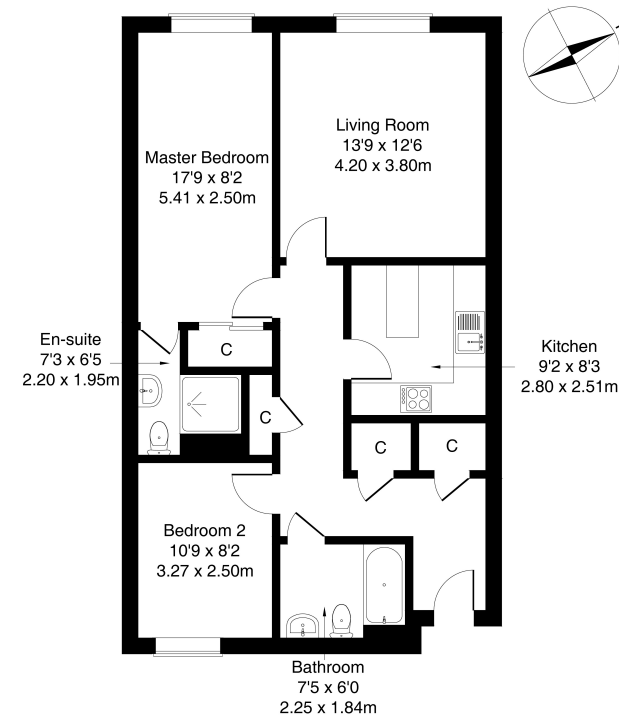
Set internally, the kitchen includes wood-effect worktops and a breakfast bar, with matching upstands, a sink with drainer; a freestanding fridge/freezer; and an integrated washing machine, electric oven and ceramic hob with a canopy above.

The spacious master bedroom is also set to the westerly aspect, and features a built-in wardrobe, and a generous en-suite shower with an integrated cubicle. Bedroom two overlooks the shared gardens to the rear, and features carpeted flooring and a central light fitting. Completing the accommodation, the family-size bathroom is set internally and is fitted with a three-piece suite, including a mains-mixer shower over the bath.

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Approximate Gross Internal Area: (786 sq ft - 73 sq m.)



Legal Disclaimer : Floor-plan and measurements are for illustrative guidance only, and not intended to form part of any contract.

Area Description

Dunfermline is a historic town and is the largest in Fife, popular with commuters and within easy access of the M90 motorway with direct links to Edinburgh, Perth and Dundee. The town has a wide range of shops, including the covered Kingsgate Shopping Centre, Halbeath Retail Park, and a selection of supermarkets including an ASDA. The thriving community supports a range of

amenities and leisure facilities, including Fife Leisure Park, Fife College, and well-regarded schools. Outdoor spaces include Pittencreiff Park, Townhill Park and King George V Park. Dunfermline Railway Station provides regular commuting services to Edinburgh, and there is a frequent bus service, with a convenient Park and Ride at Halbeath.





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