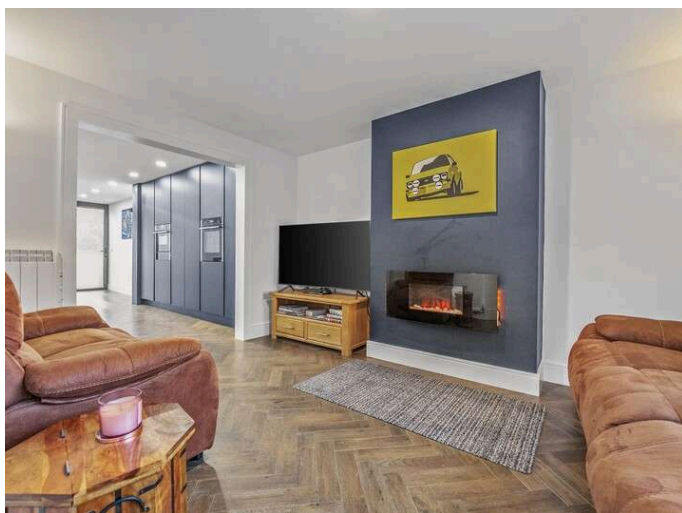
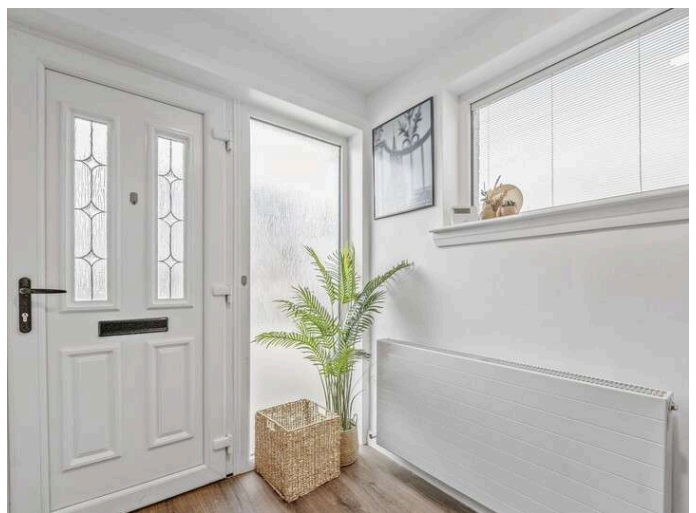




Working harder for you

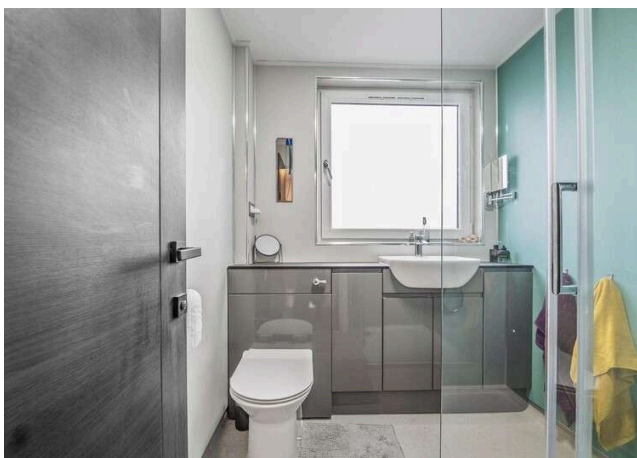
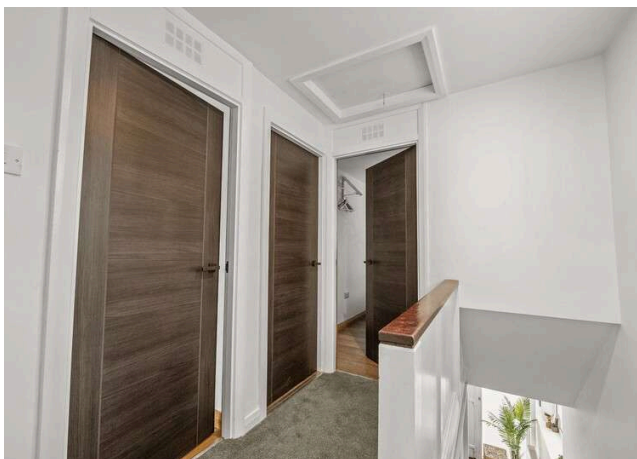
14 Elm Grove has been my family home since November 1970. My mum and dad bought when nearly new, which was perfect for my schools and playing outside. I hope it brings as much enjoyment to the new family too.



3 bedrooms

1 public

1 bathrooms



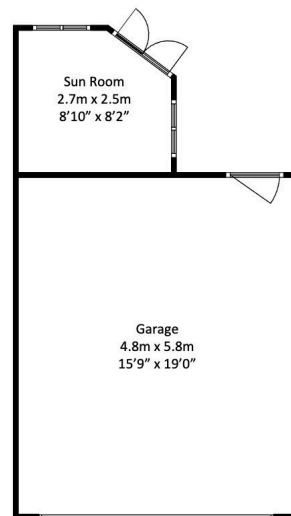
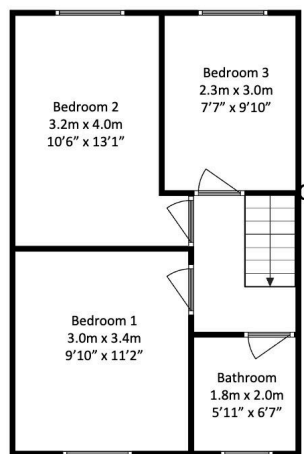
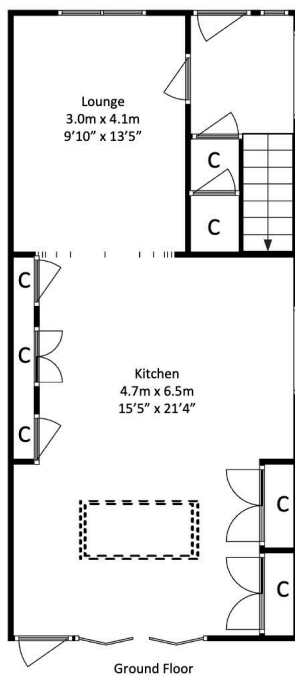
- + An immaculate three-bedroom semi-detached villa, within a cul-de-sac setting, situated within the ever-popular Pitcorrhie area of Dunfermline
- + An ideal family home with amenities close to hand including various primary schools, secondary schooling, shops and leisure facilities
- + Transport links include the M90 motorway as well as various railway stations within Dunfermline and nearby Inverkeithing and Rosyth. Seconds walk from a major bus route to and from Edinburgh city centre
- + Walking distance to Pitreavie Golf Club
- + Spacious driveway with parking for several cars leading to large detached garage
- + Entrance hall leading to a bright and spacious, front facing lounge with feature fireplace
- + Upgraded and modern kitchen dining, well-equipped with a good range of storage options and integrated appliances. Access out onto rear gardens through bifolding doors
- + Three good size bedrooms with space for free standing furniture
- + Upgraded wet wall shower room
- + Large, rear gardens with turf, patio and raised beds
- + Modern sunroom extended out from garage, which can be utilised as office space
- + Electric combi boiler, double glazing and Solar Panels
- + A fantastic, family home within a sought-after location. Viewing comes highly recommended











Lounge	3.00 m x 4.10 m / 9'10" x 13'5"	Bathroom	1.80 m x 2.00 m / 5'11" x 6'7"
Kitchen	4.70 m x 6.50 m / 15'5" x 21'4"	Sun Room	2.70 m x 2.50 m / 8'10" x 8'2"
Bedroom 1	3.00 m x 3.40 m / 9'10" x 11'2"	Garage	4.80 m x 5.80 m / 15'9" x 19'0"
Bedroom 2	3.20 m x 4.00 m / 10'6" x 13'1"		
Bedroom 3	2.30 m x 3.00 m / 7'7" x 9'10"		



Sharing is caring!

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