



## 148 Damask Winterthur Lane, Dunfermline, KY12 9FZ

Immaculately Presented, Two-Bedroom, Ground-Floor Apartment with Allocated Parking Space

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# Property Description

Immaculately presented, two-bedroom, ground-floor apartment, with an allocated parking space. Forming part of an exclusive, factored, development in the heart of Dunfermline centre, Fife.

Comprises an entrance hallway, open plan living/dining room and kitchen, utility cupboard, two double bedrooms, an en-suite shower, and bathroom.

Highlights include a quality integrated kitchen, continuous Amtico flooring, contemporary lighting, tall ceilings and generous room sizes.

Further features include stylish fitted bathroom suites, district central heating with NEST control, and tall double-glazed windows.

The development also provides a secured entry, an allocated parking space, a shared bike store, and maintained grounds.

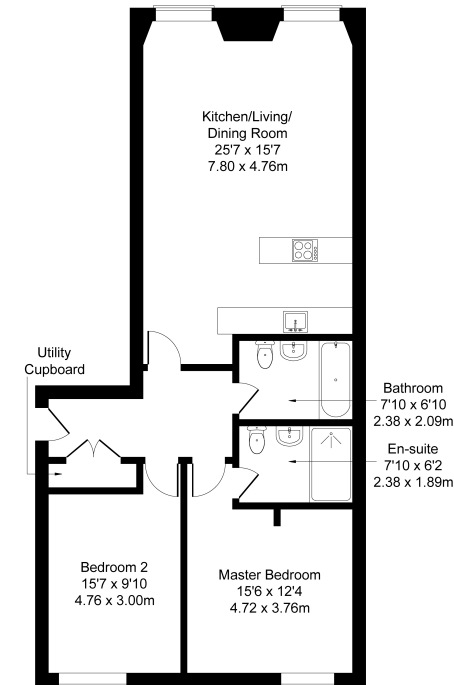
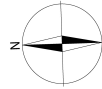
A bright entrance hall has space for freestanding storage, a secured entry system, access to the utility cupboard, and quality Amtico herringbone-style flooring which continues into the public room. An impressive open-plan living space features pendant light fittings, media points, and ample space for both lounge and dining furniture. The stylish kitchen is set to the rear of the room, with quality worktops and matching up-stands, a sink with a drainer, unit downlighting, a breakfast bar; and an integrated dishwasher, fridge/freezer, oven and induction hob.

Set to the opposite aspect, a generous master bedroom is tastefully finished with light decor, carpeted flooring, plenty of space for freestanding storage, and a stylish en-suite shower room including a large cubicle with a 'rainfall' shower. A second double bedroom is similarly finished with light decor and carpeted flooring. Completing the accommodation, set internally off the hall, the family bathroom is fitted with a modern three-piece suite including a ceiling-integrated 'rainfall' shower over the bath, a shaver point, a ladder-style radiator and tiled splash areas.



148 Damask, Winterthur Lane, Dunfermline KY12 9FZ

Approximate Gross Internal Area: (904 sq ft - 84 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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