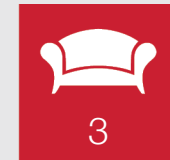




11 West Braes Crescent

Crail, Anstruther, Fife, KY10 3SY





Summary

Enjoying unrivalled views towards the Isle of May, this three-bedroom detached residence is quietly situated in sought-after Crail, occupying a substantial plot with attractive mature gardens, a multi-car private driveway, and a detached garage. Offering interconnected living spaces and potential for modernisation, the property represents a fantastic opportunity to create a convivial family home in one of Fife's most picturesque coastal villages.

Extras: All fitted floor and window coverings and light fittings are included.

Features

- Quiet setting with open country and coastal views
- Spacious interiors offering updating opportunities
- Detached house on a large corner plot
- Bright entrance hall with storage and WC
- South-facing living room with access to:
- Dining room with open kitchen access
- Large south-facing conservatory
- Kitchen with garden access via a rear porch
- Three double bedrooms with storage
- Bathroom with bath and separate shower
- Attractive mature gardens on all sides
- Private driveway and detached single garage
- Gas central heating and double glazing



“This three-bedroom family home enjoys a social arrangement of living spaces, ample private parking, and gardens to all sides.”





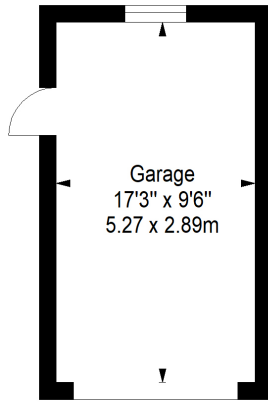


“The property benefits from stunning coastal views and a quiet setting with good everyday amenities within the village.”

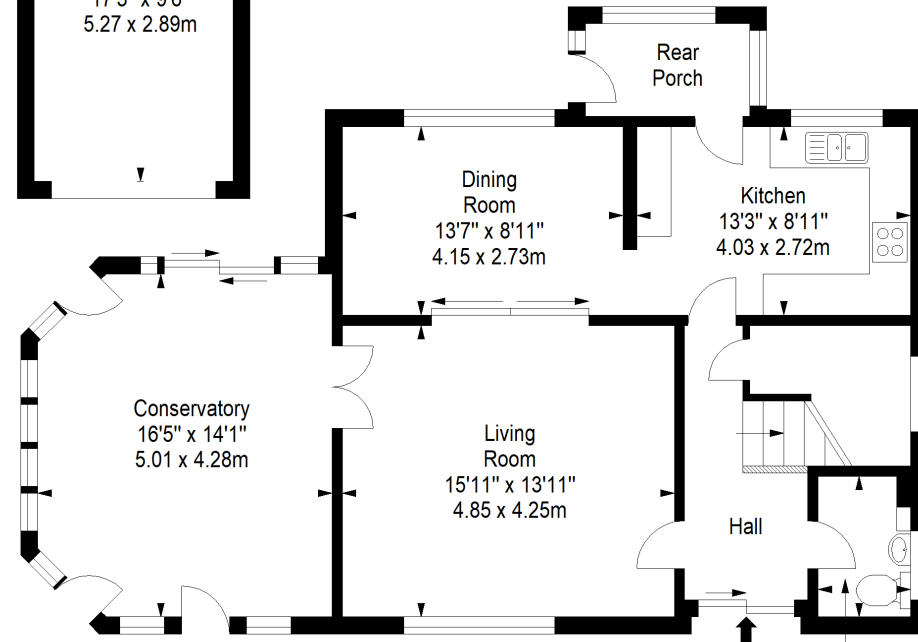
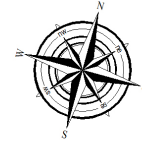


Floorplan

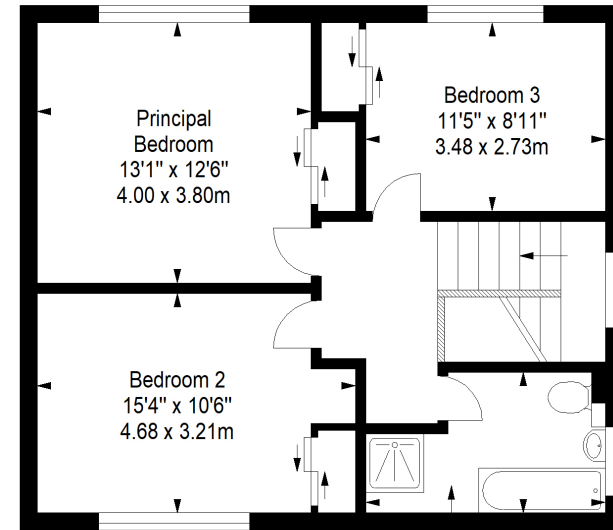
Garage
Approx. 15.2 sq. metres (163.6 sq. feet)



Ground Floor
Approx. 83.7 sq. metres (901.0 sq. feet)



First Floor
Approx. 59.3 sq. metres (638.3 sq. feet)



Total area: approx. 158.2 sq. metres (1702.9 sq. feet)



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