



17 Constantine Place, Dunfermline, Fife, KY11 8NR

Four-Bedroom, Detached Home with Gardens, Garage & Shared Driveway

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Property Description

Beautifully presented and spacious, four-bedroom, detached home, with gardens, garage and shared driveway. Set in a highly growing popular residential development located on the outskirts of Dunfermline, Fife.

Comprises an entrance hall, a living room, a kitchen/dining room, four bedrooms, an en-suite shower room, a family bathroom, a ground-floor WC and a utility room.

Highlights include a fully integrated kitchen, modern bathroom suites, and contemporary flooring and lighting throughout the property. In addition, there is gas central heating, double glazing, and good storage provision, including bedroom wardrobes for each room.

Externally, benefits include a shared double monoblock driveway to the front, and a private, well-kept, enclosed rear garden with a lawn, paved patios, and a bin storage. The development includes unrestricted street parking, visitors' parking bays, and well-maintained grounds, including a 'village green' with a children's play park.

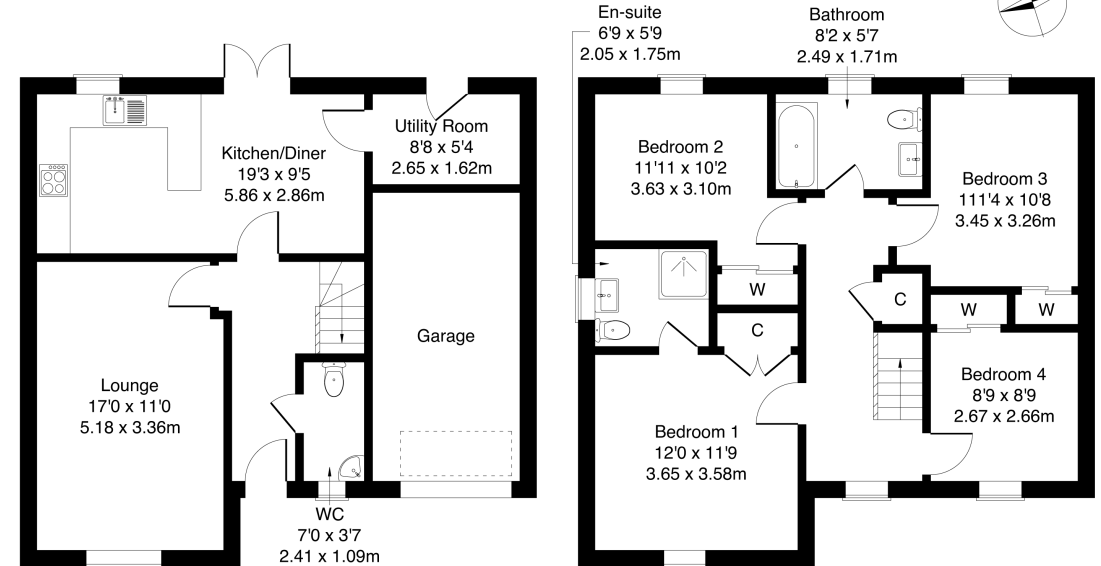
A welcoming entrance hall affords access throughout the ground floor, including a convenient WC, and the stairs leading to the upper hall. To the front, a bright and airy lounge features twin windows, tasteful neutral décor, and wood-effect flooring, creating a warm and inviting space. To the rear, the generous open-plan kitchen and dining area is perfect for family life and entertaining. Stylishly fitted with contemporary units, stone-effect worktops, a breakfast bar, and a range of integrated appliances – including an electric hob, oven, and fridge/freezer – the space is completed by French doors opening out to the rear garden. A separate utility room offers additional storage, a sink, and space for freestanding appliances, with direct access to the garden.

On the upper floor, the master bedroom is set to the front, tastefully finished, featuring carpeted flooring, a built-in wardrobe and a modern en-suite shower room. Three further well-proportioned bedrooms are set to each aspect, similarly finished with carpeted flooring, light decor and built-in wardrobes. The accommodation is completed by a modern family bathroom fitted with a three-piece suite including a shower over the bath, tiled splash walls, and a ladder-style radiator.



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Approximate Gross Internal Area: (1389 sq ft - 129 sq m.)



Ground Floor

First Floor

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 vibrant and historic city, the largest in Fife, and highly popular with commuters due to its excellent transport connections. The nearby M90 motorway offers direct routes to Edinburgh, Perth, and Dundee, while Dunfermline Railway Station provides regular train services to Edinburgh, making it ideal for daily commuting. The town boasts a diverse range of shopping options, including the Kingsgate Shopping Centre, Halbeath Retail Park, and several major

supermarkets such as ASDA. A thriving community spirit is supported by a wide variety of amenities, leisure facilities, and well-regarded educational institutions, including Fife College. Residents enjoy numerous outdoor spaces such as the expansive Pittencrieff Park, Townhill Park, and Dunfermline Public Park, offering plenty of recreation opportunities. An excellent local bus network and the Park and Ride facility at Halbeath further enhance Dunfermline's accessibility.





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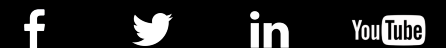
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