



28 Bracken Road, Dunfermline, KY11 8PS
Offers Over £390,000



Key Features

 4 Bedrooms

 1 Public

 3 Bathrooms

- A modern, immaculately presented, four bedroom, executive family home located within a popular residential setting close to amenities and schooling
- A convenient residential setting, on the outskirts of Duloch Park, local amenities include various supermarkets, restaurants and leisure facilities, all within easy access of the property. A short walk away, Fife Leisure Park offers additional amenities including a ten-screen cinema, restaurants, leisure facilities and various coffee shops
- Local primary schooling within walking distance of the property and a short walk to the new Dunfermline Learning Campus for secondary schooling and facilities
- Transport links include several local train stations, Park and Ride facilities at Halbeath and Inverkeithing and the M90 motorway connecting Edinburgh and the North
- Driveway with parking for several cars leading to integral single garage
- Entrance hall with WC leading to formal, front facing living room
- Fully fitted, kitchen and dining room with high quality floor and wall mounted units, integrated appliances and Silestone worktops. Separate utility room and access out onto enclosed gardens
- Master bedroom with built in wardrobe and en suite shower room with WC and wash hand basin
- Three additional bedrooms with a second en suite shower room
- Contemporary, three piece family bathroom completes the accommodation
- Neat, private south facing gardens, creating a safe environment for children and pets
- Solar panels and electric vehicle charger
- A popular residential setting, close to amenities and viewing comes highly recommended





Location

Nestled in the heart of Fife, Dunfermline seamlessly blends rich history with modern living, making it an ideal place to call home. As Scotland's ancient capital, it offers a wealth of cultural landmarks, including the stunning Dunfermline Abbey and Pittencrieff Park—perfect for leisurely strolls and family outings.

The city boasts excellent amenities, from a variety of high-street shops and independent boutiques to top-rated schools and a variety of leisure facilities. A wide range of restaurants, cafés, and traditional pubs, catering to every taste.

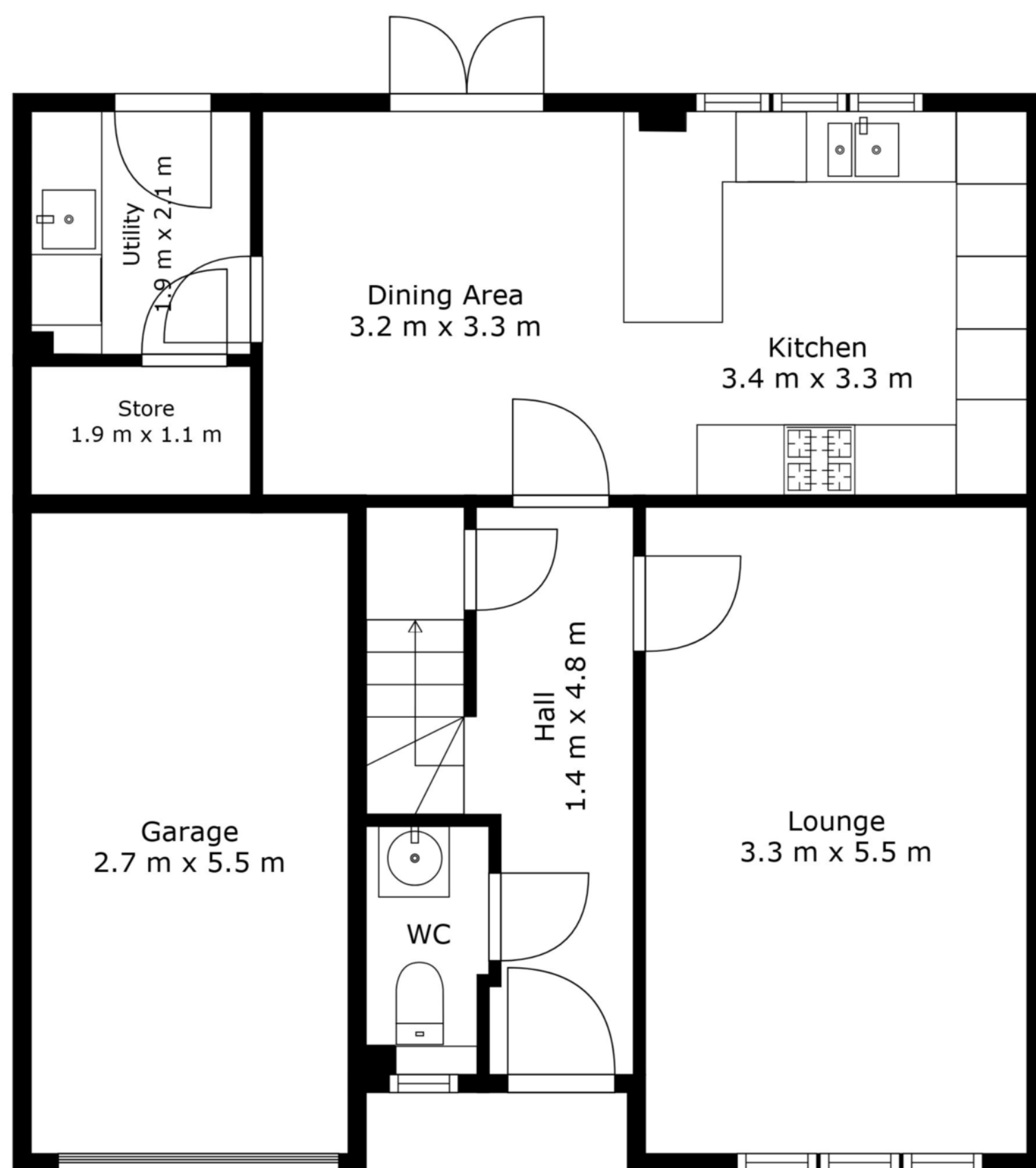
Dunfermline is exceptionally well-connected, with frequent rail services to Edinburgh (just 30 minutes away) and easy access to the M90, ensuring swift travel to Glasgow, Perth, and beyond. For international travel, Edinburgh Airport is a short drive away with Park and Ride facilities at Halbeath and Inverkeithing.

Whether you're looking for a bustling community, excellent transport links, or green spaces, Dunfermline offers a quality of life that's hard to beat.

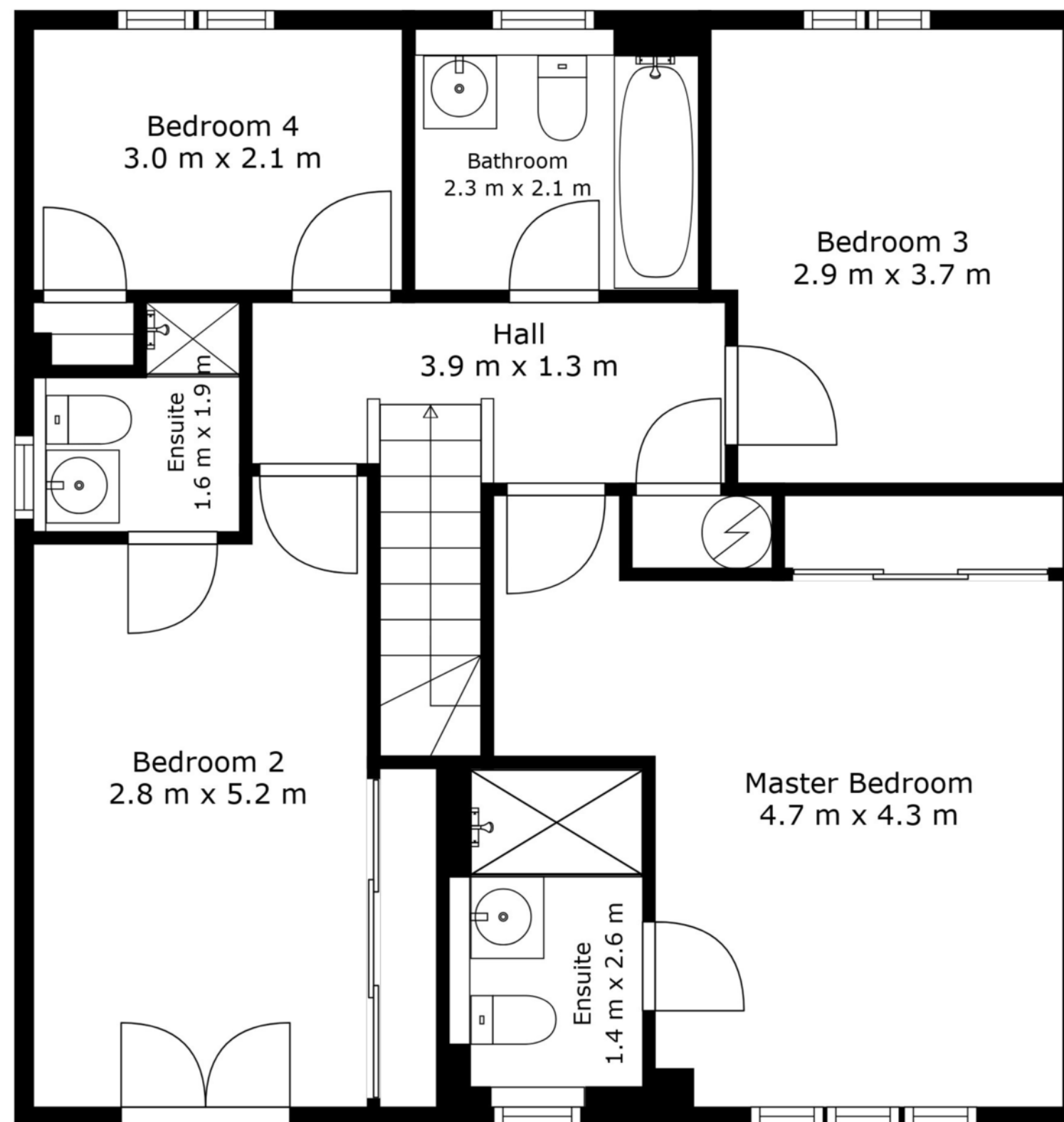








Floor 1



Floor 2

TOTAL: 133 m2
 FLOOR 1: 58 m2, FLOOR 2: 75 m2
 EXCLUDED AREAS: GARAGE: 15 m2
 WALLS: 12 m2

Measurements Are Regarded As Highly Reliable; However, They Cannot Be Guaranteed.



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Floorplans are for illustrative purposes only. Measurements are deemed highly reliable but not guaranteed.

