





Key Features

 2 Bedrooms

 1 Public

 1 Bathroom

- A well-presented, two bedroom first floor apartment, located within a popular residential setting within the popular town of Rosyth
- Excellent location with a variety of amenities within Rosyth including various eateries, convenience stores and supermarkets. Additional amenities within the nearby city of Dunfermline
- Local primary schooling within walking distance and additional primary schooling within Rosyth and secondary schooling within Inverkeithing and Dunfermline
- Fantastic transport links with Rosyth Train Station offering a regular service to and from Edinburgh Waverly and throughout the Fife circle. Less than one mile from the M90 motorway with Park and Ride facilities in nearby Inverkeithing and Halbeath
- Off street parking available and communal green areas
- Secure entry phone system
- Entrance vestibule and internal hall with two separate store cupboards
- Bay window lounge with pleasant outlooks and modern kitchen with a good selection of floor and wall mounted storage available, ample worktop space and space for white goods
- Two double bedrooms, both benefitting from built in wardrobes
- Family bathroom with three piece suite and shower over the bath
- An excellent first time home or buy to let investment.
- EPC Rating - B, Council Tax Band – C
- Factor Fees circa £45.00 Per Month





Location

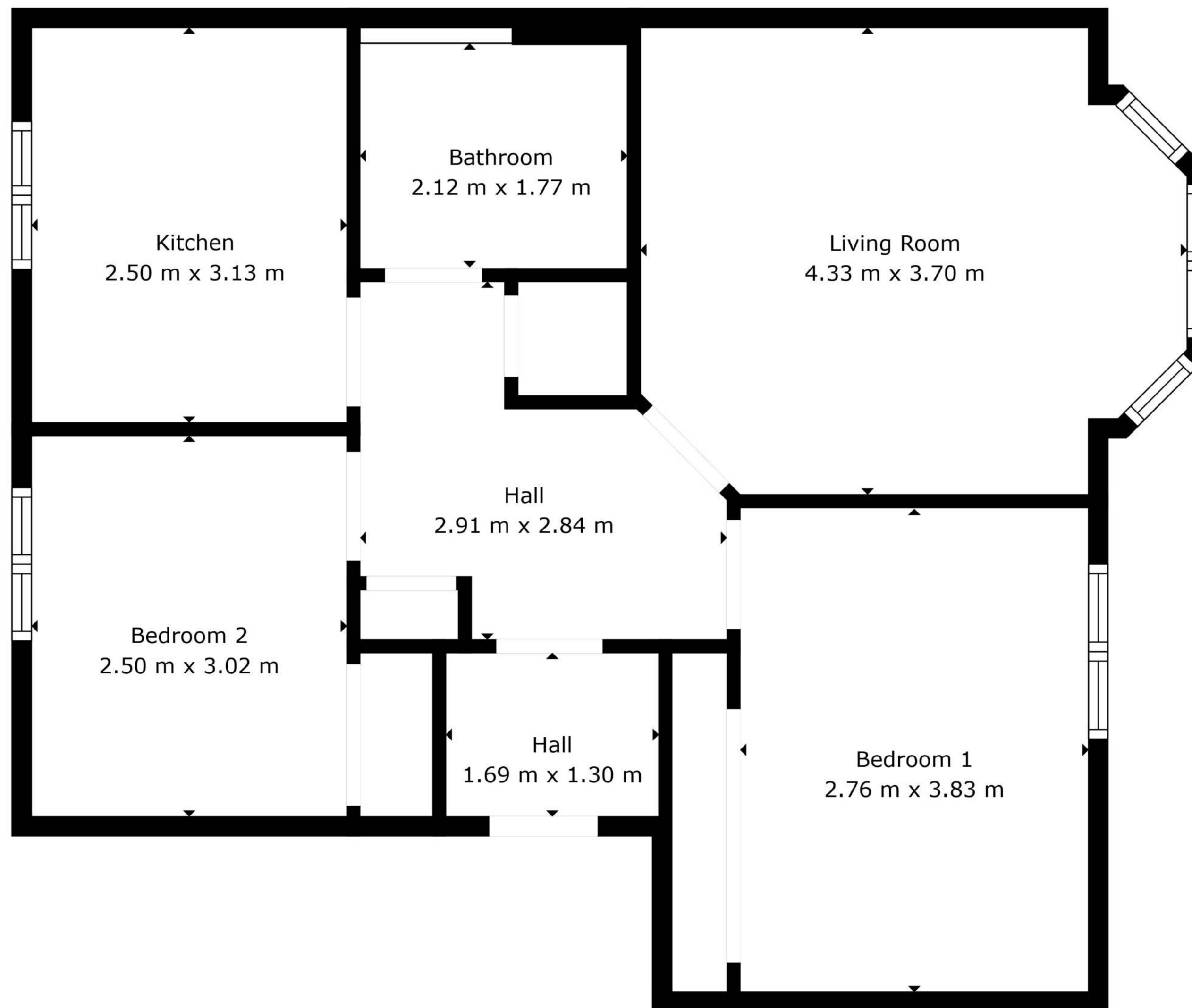
Situated on the northern shore of the Firth of Forth, Rosyth offers a unique blend of coastal charm, community spirit, and convenient modern living. With a rich naval heritage and close proximity to Scotland's historic landmarks, Rosyth provides a welcoming environment for families, professionals, and retirees alike.

The town features a range of local amenities, including supermarkets, independent shops, and cafés, along with nearby access to excellent schools and healthcare facilities. Green spaces such as Rosyth Public Park and nearby recreational areas offer perfect spots for walks, outdoor activities, and family outings.

Rosyth benefits from outstanding transport links. It has its own train station with regular services to Edinburgh—just a 30-minute journey—while the nearby M90 motorway offers direct routes to Glasgow, Perth, and beyond. Edinburgh Airport is easily reachable, and Park and Ride options at Inverkeithing and Halbeath enhance travel flexibility.

Whether you're drawn by the coastal setting, strong sense of community, or excellent connectivity, Rosyth offers a balanced and enjoyable lifestyle in the heart of Fife.





Floor Plan Created By Cubicasa App. Measurements Deemed Highly Reliable But Not Guaranteed.

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