



2 Northbank Farm Cottages

Cameron, St Andrews,
KY16 8PE





Summary

Situated within commuting distance of historic St Andrews, accessible in under 10 minutes by car, this three-bedroom, two-bathroom will appeal to many buyers, including professionals, couples and downsizers. The residence boasts a sun-facing, open-plan living/dining/kitchen with contemporary cabinetry and high-quality appliances. The home further enjoys a large double-aspect skylit principal bedroom, a bright second double bedroom and a versatile third bedroom, plus eaves storage. Completing the home is a four-piece bathroom with a towel radiator and a separate shower room. Externally, the property benefits from low-maintenance gardens, a summerhouse, a store and private driveway parking. Extras: all fitted floor and window coverings, light fittings, and kitchen appliances are included.

Features

- Terraced cottage in Cameron
- Within commuting distance of St Andrews
- Hall with under-stair storage
- Sunny double-aspect living/dining/kitchen
- Dual-aspect main bedroom with a walk-in wardrobe
- Two more bedrooms (one with a sunny aspect)
- Versatile eaves storage
- Four-piece family bathroom
- Modern separate shower room
- Minimalist gardens to the front and rear
- French-doored summerhouse
- Timber utility/Butler store
- Private driveway parking
- Gas central heating and double glazing



“The stylish, open-plan living and dining kitchen boasts high-quality worktops, contemporary units and integrated appliances.”





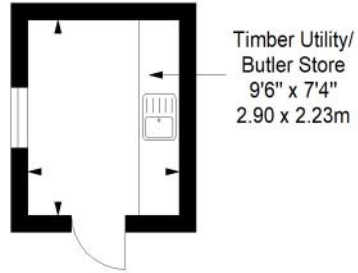


“This terraced two-bedroom, two-bathroom home enjoys private driveway parking and an enclosed rear garden with a French doored summerhouse.”

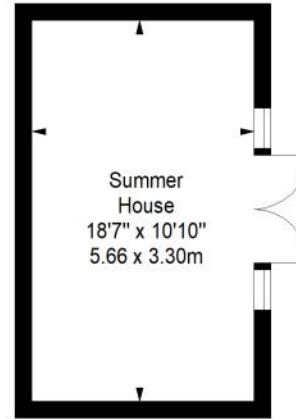


Floorplan

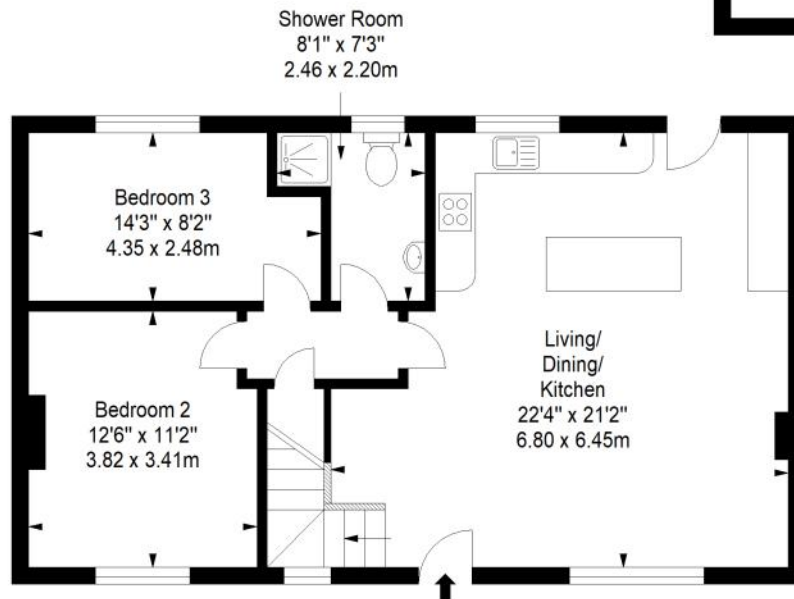
Timber Utility/ Butler Store
Approx. 6.5 sq. metres (70.0 sq. feet)



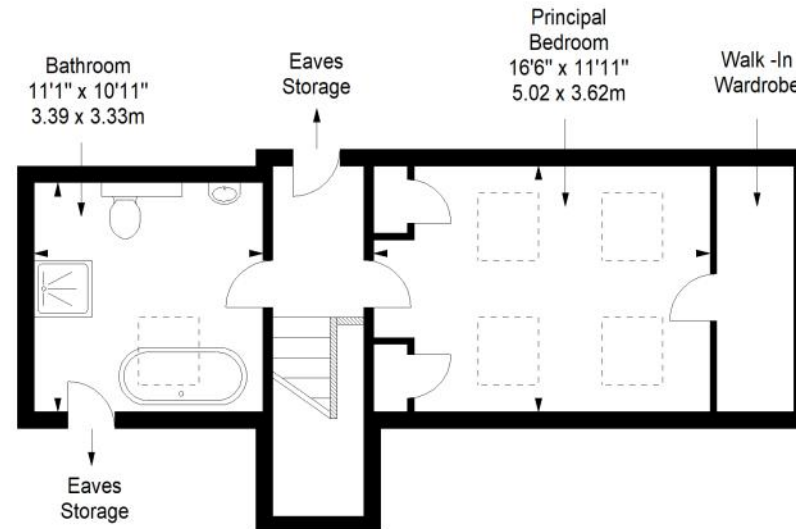
Summer House
Approx. 18.6 sq. metres (200.2 sq. feet)



Ground Floor
Approx. 72.8 sq. metres (783.6 sq. feet)



First Floor
Approx. 39.2 sq. metres (422.0 sq. feet)



Total area: approx. 137.1 sq. metres (1475.8 sq. feet)



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