



Ricabeth, Promenade, Leven, Fife, KY8 4HY

Offers Over £235,000

## PROPERTY DETAILS

Boasting the BEST OF LOCATIONS. This SEMI DETACHED FAMILY HOME offers glorious uninterrupted views over Leven Promenade, The Firth of Forth and onto the Lothian Hills beyond. Positioned a stones throw from the beach and within easy walking distance of the High Street, Golf Courses, the Railway Station and many other amenities. Accommodation on the ground floor comprises: Vestibule, Hall, superbly appointed lounge with impressive Bay Window, Formal Dining room, Kitchen and downstairs cloakroom WC, upstairs there is three bedrooms and the family bathroom. Gardens, Gas Central Heating, Double Glazing, New Roof. A spacious Family Home enjoying the best of sea views.

## KEY FEATURES

- A SEMI DETACHED FAMILY HOME boasting fabulous sea views
- Positioned within a stones throw of the beach and within walking distance of the High Street, Golf Courses, Railway Station and many other amenities
- Lounge with Bay Window, Formal Dining Room, Kitchen and downstairs WC on the ground floor
- Three Bedrooms and Family Bathroom on the upper Floor
- Garden to front and rear
- Gas Central Heating and Double Glazing, New Roof
- Unrestricted Views of the Prom, the Firth of Forth (including Elie Point and the Bass Rock) and onto the Lothians beyond

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