





McEwan Fraser Legal

Solicitors & Estate Agents

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7 Deas Road

INVERKEITHING, FIFE, KY11 1BH

7 DEAS ROAD

Inverkeithing is a great commuter link for those traveling by road or rail to north and south of the Forth Bridges. The Ferrytoll Park and Ride provides easy parking and access to Edinburgh including Edinburgh Airport at a very reasonable cost. Local shopping for everyday requirements can be found within Inverkeithing itself with ADSA supermarket available in nearby Dalgety Bay. Further shopping can be found in Dunfermline including the Kingsgate Shopping Centre and the High Street.

This fabulous mid-terrace villa offers excellent value for money with spacious accommodation, an ideal purchase for first-time buyer and investor alike as it can be sold with furnishings if required. The entrance hallway offers access to all rooms and the staircase. The kitchen provides a range of floor and wall units with space for a fridge freezer and washing machine. The lounge is bright and modern with sufficient space for table and chairs as well as soft furnishings. A door from here opens to the deck and garden. On the upper floor, the bathroom contains a three-piece white suite with the addition of a shower over the bath. Two double bedrooms complete the accommodation on offer.

Externally there are gardens to the front and rear with adequate on-street parking. This home is in a superb village location and no onward chain.











TWO BEDROOM MID-TERRACE VILLA AN IDEAL INVESTMENT PROPERTY, FIRST-TIME BUYER, OR FOR THE COMMUTER.















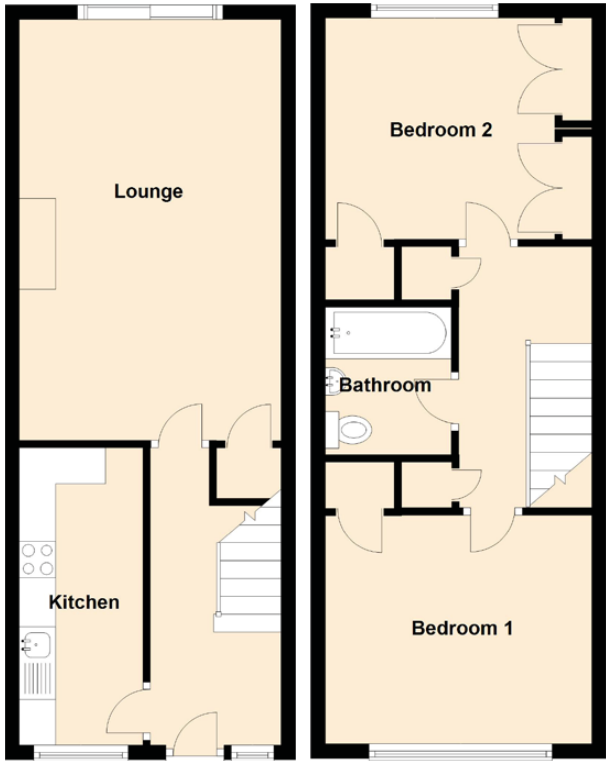
DIMENSIONS
FLOOR PLAN
LOCATION

Approximate Dimensions
(Taken from the widest point)

Lounge	6.60m (21'8") x 3.60m (11'10")
Kitchen	4.10m (13'5") x 1.70m (5'7")
Bedroom 1	3.60m (11'10") x 3.10m (10'2")
Bedroom 2	3.00m (9'10") x 3.00m (9'10")
Bathroom	2.00m (6'7") x 1.70m (5'7")

Gross internal floor area (m^2) - $72m^2$

EPC Rating - D



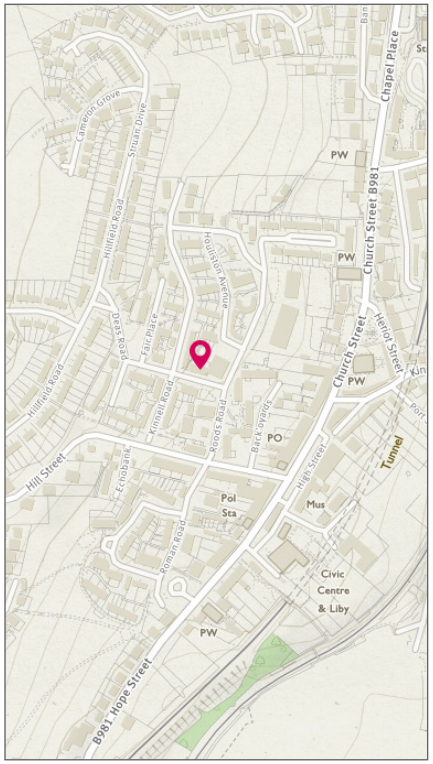


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Part Exchange Available

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GOLD SCOTLAND ESTATE AGENCY of the YEAR 2016 THE SUNDAY TIMES THE TIMES



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