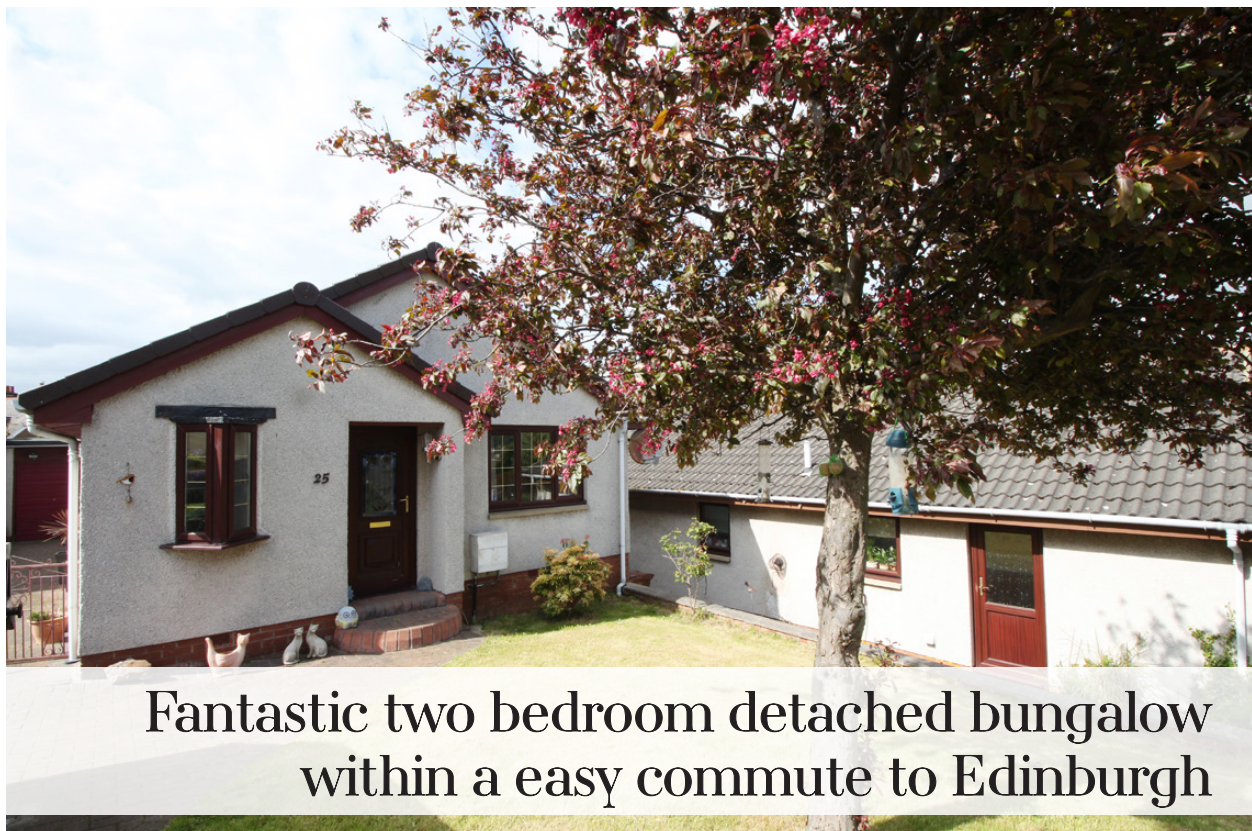




Fantastic two bedroom detached bungalow
within a easy commute to Edinburgh

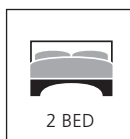


25 Struan Place

Inverkeithing, Fife, KY11 1NF



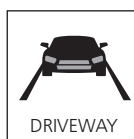
Scan Here!



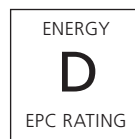
2 BED



1 BATH

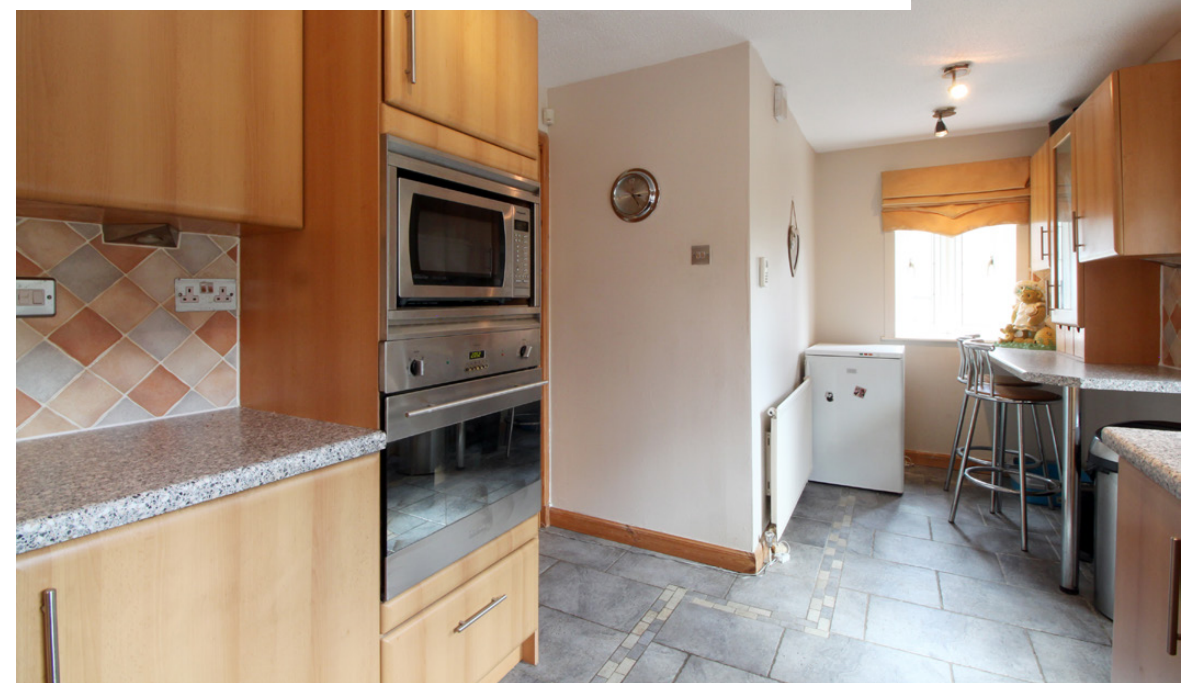
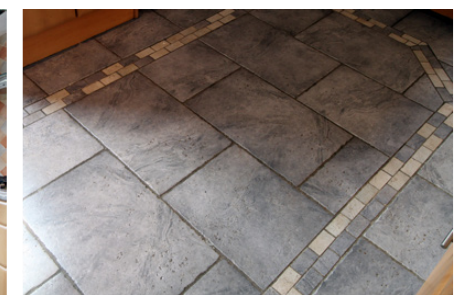


DRIVEWAY



INVERKEITHING

INVERKEITHING IS A SOUGHT
AFTER TOWN WHICH IS AN
IDEAL COMMUTER BASE FOR
EDINBURGH, GLASGOW, DUNDEE
& THROUGHOUT THE CENTRAL
BELT. VIEWING IS HIGHLY
RECOMMENDED!



25 STRUAN PLACE



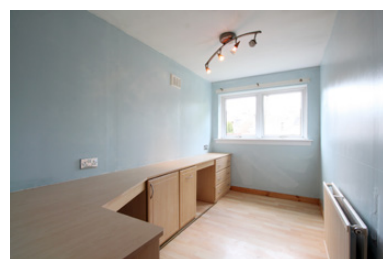
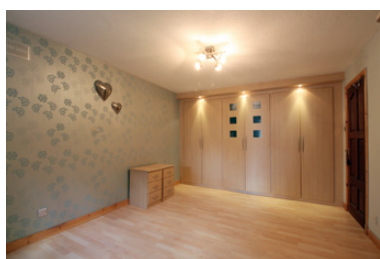
THE INTERIOR

We are delighted to offer to the market this superb, two bedroom bungalow with the added bonus of an extra room off the second bedroom. Situated within a popular residential area. Entrance to the property is through a double glazed door into the vestibule area. The spacious lounge is pleasantly located to the front of the property with large picture window to the front. The breakfasting kitchen includes ample wall and floor mounted units, oven, hob, hood.

There are two good sized bedrooms with one of the bedrooms including dressing room/nursery. The family bathroom includes, three piece white bathroom suite. This completes the accommodation on this level. Double glazing and gas central heating have been installed throughout.

The garden grounds to the rear are well maintained and includes a driveway for off street parking.





BEDROOMS & BATHROOM



SPECIFICATIONS

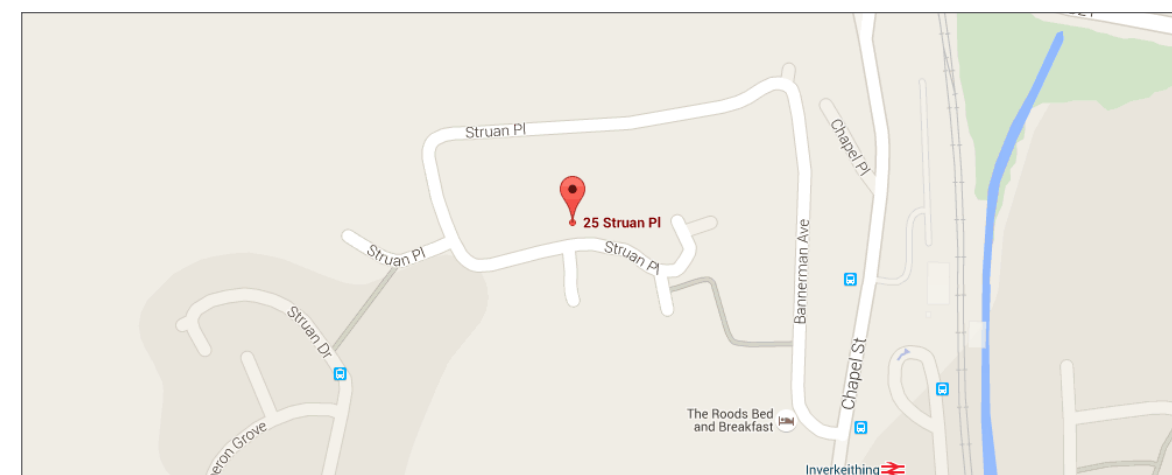
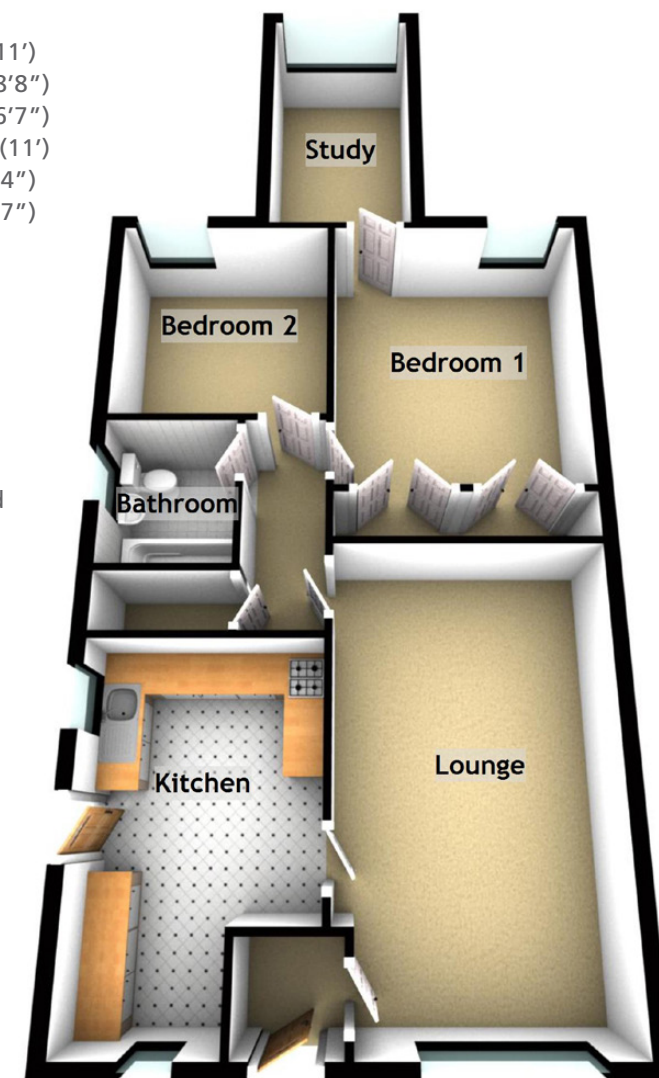
Approximate Dimensions
(Taken from the widest point)

Lounge	5.70m (18'8") x 3.35m (11')
Kitchen	5.30m (17'5") x 2.65m (8'8")
Study	3.70m (12'2") x 2.00m (6'7")
Bedroom 1	3.90m (12'10") x 3.35m (11')
Bedroom 2	2.90m (9'6") x 2.85m (9'4")
Bathroom	1.95m (6'5") x 1.70m (5'7")

Gross internal floor area (m²) - 70

Extras
(Included in the sale)

All fitted carpets and floor coverings including, oven, hob, hood and any integrated appliances. Light fittings and blinds are included.





McEwan Fraser Legal

Solicitors & Estate Agents

Claremont House, 130 East Claremont Street
Edinburgh, EH7 4LB
Telephone: 0131 524 9797
Fax: 0131 556 5129
Email: info@mcewanfraserlegal.co.uk
www.mcewanfraserlegal.co.uk



Part Exchange

If you are interested in this property and have a property to sell, please complete our online form to receive a Part Exchange value on your own property.

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Prospective purchasers are advised to have their interest noted through their solicitor as soon as possible in order that they may be informed in the event of an early closing date being set for the receipt of offers.

Disclaimer - These particulars do not form part of any offer and all statements and photographs contained herein are for illustrative purposes and are not guaranteed. Buyers must satisfy themselves for the accuracy and authenticity of the schedule and should always visit the property to satisfy themselves of the property's suitability. The dimensions provided may include, or exclude recesses, intrusions and fitted furniture. Any measurements provided are for guide purposes only.



Text and description
KAY ANDERSON
Surveyor



Professional photography
LEIGH ARMOUR
Photographer



Layout graphics and design
CATHERINE ANDERSON
Designer