



Morgans

PROPERTY

1 Clune Road, Gowkhill, KY12 9NZ

Offers Over £399,950





Entrance Hallway Wc



Four Bedrooms



Lounge Dining Room



En Suite Bathroom



Kitchen Sun Room Utility



Double Garage Driveway Garden



EPC Rating -



Council Tax Band -





Welcome

Rarely available in today's market is this four bedroom detached bungalow and 1 Clune Road represents a wonderful opportunity to acquire a spacious and versatile family home in the peaceful village of Gowkhill. At the heart of the home is the kitchen/breakfast room with a sun room extending the living space. There is a separate dining room and the generous lounge provides space for relaxing and unwinding. A utility room and W.C. complete the practical amenities. Four well-proportioned bedrooms are arranged around a central hall. The principal bedroom benefits from its own private en suite, while the remaining three bedrooms are served by a well-appointed family bathroom. Built-in wardrobe storage and a useful store room add to the practical appeal of this exceptional home. A driveway for several vehicles leads to the double integral garage providing secure parking and additional storage, further enhancing the practicality of the property. There are well maintained gardens to the front and rear with mature plants and shrubs enclosed within the private corner plot.





EXTRAS INC. IN SALE /AGENTS NOTE

All floor coverings, blinds, bathroom and light fittings together with integrated appliances.

From 1st February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the “inter-linked system”). No warranty is given to the interlinked system installed in this property.







Gowkhall

Gowkhall is a small hamlet of executive homes located west of Dunfermline on Carnock Road, located on the approach road to the village of Carnock. Carnock itself, which is a popular residential village provides an excellent Primary School together with Public House and Restaurant. Regular transportation is available into Dunfermline City Centre, which offers a variety of entertainment, and shopping facilities including the Kingsgate covered Shopping Centre, retail parks, health clubs and a selection of social amenities. Dunfermline is located approximately five miles from the Forth Road Bridges and is therefore particularly popular with commuters to Edinburgh and many other parts of the central belt. Easy access is gained to the rail network and M90 motorway with its direct links to Edinburgh, Perth and Dundee and across the Kincardine Bridge by way of motorways to Glasgow, Stirling and the west.

Morgans Property Package

We provide the complete buying and selling package including a comprehensive estate agency service and full legal service. For a FREE PRE-SALE VALUATION, estimate and market appraisal without cost or obligation, contact us.



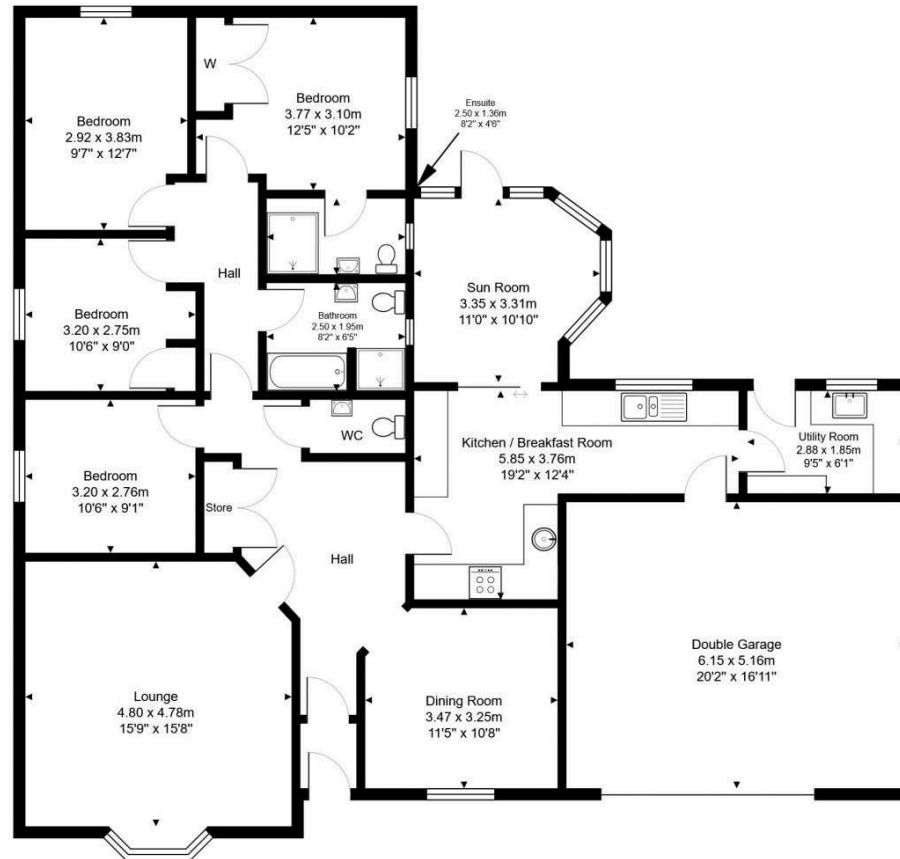


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Total Area: 174.9 m² ... 1883 ft²

All measurements are approximate and for display purposes only

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SOLICITORS



Ground Floor



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AGENTS NOTE These particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. No movable items will be included in the sale.