



Morgans

PROPERTY

122 Garvock Hill, Dunfermline, KY11 4JY

Offers over £360,000





Substantial four-bedroom bungalow



Bathroom and ground floor W.C.



Living room and conservatory



Exceptional principal bedroom



Large kitchen/diner



Large outbuilding/storage



EPC Rating -



Council Tax Band -





Welcome

This substantial four-bedroom detached bungalow offers generous and well-laid-out single-storey accommodation, extending to approximately 1,535 sq ft. A rare find at this scale, the property provides exceptional space and versatility for those seeking the convenience of level living. The layout is both practical and impressive. A living room leads to a large conservatory, together providing an excellent combined living and additional reception space. A generous kitchen/diner extending to nearly 19 feet serves as a natural hub for everyday family life. A bathroom and a separate W.C. provide two facilities across the accommodation, with both located conveniently off the central hall. Four bedrooms are arranged around the hall, including a particularly outstanding principal bedroom extending to nearly 19 feet in length — one of the largest bedrooms of any property at this level. The remaining bedrooms are all well proportioned doubles. A large outbuilding offers substantial additional space for storage, a workshop, or a range of other uses and the property further benefits from large driveway and private garden grounds. Situated in Dunfermline, the property is conveniently placed for local amenities, schools, and transport links.





EXTRAS INC. IN SALE/AGENTS NOTE

All floorcoverings, blinds, bathroom and light fittings together with integrated appliances and Hot Tub.

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 that any interlinked system has been installed in this property and interested parties should make their own enquiries.









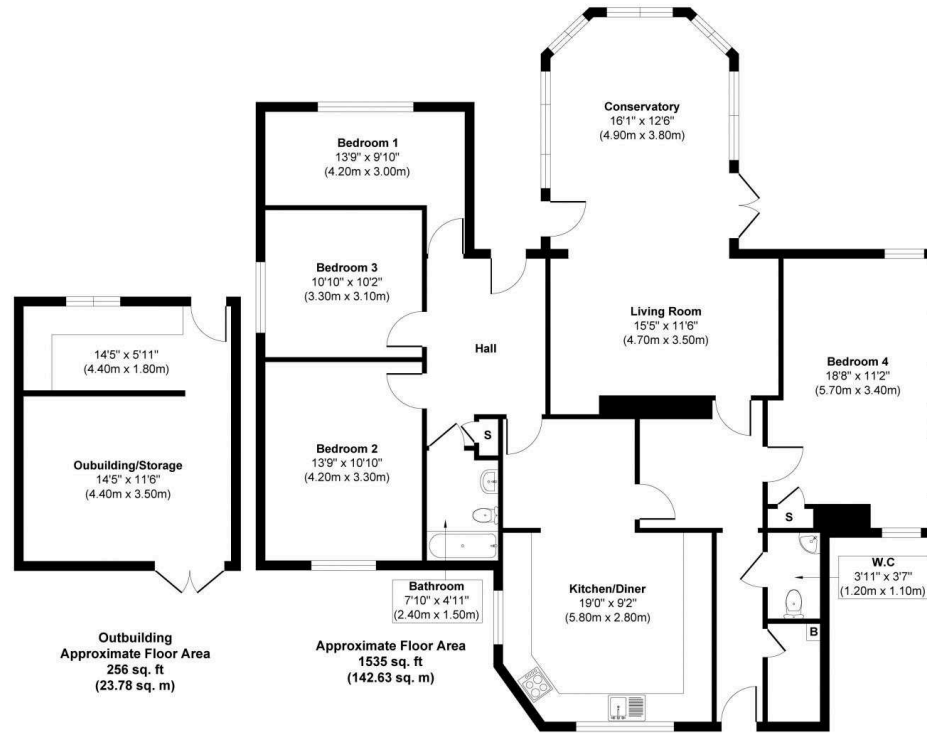
Dunfermline

The ancient capital of Dunfermline won its bid to have official status city in May 2022, as part of the civic honour's competition to celebrate the Queen's platinum jubilee. The City of Dunfermline is of considerable historic interest and is the resting place of King Robert the Bruce. Carnegie's Birthplace museum, the Abbey and Abbot House reflect the historic interest of the city, whilst recent developments have seen Dunfermline move into the modern era with Carnegie Museum and Library. Dunfermline is located approximately five miles from the Forth bridges and is therefore particularly popular with commuters to Edinburgh and many parts of the central belt with easy access to the M90 motorway with its direct links to Edinburgh, Perth and Dundee and across the Kincardine Bridge by way of motorways to Stirling, Glasgow and the West. It benefits from a full range of shops, social and leisure facilities and educational establishments. The local railway stations provide a regular service to Edinburgh with intercity links to other parts of the UK. There are regular and convenient bus services both local and national.

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.

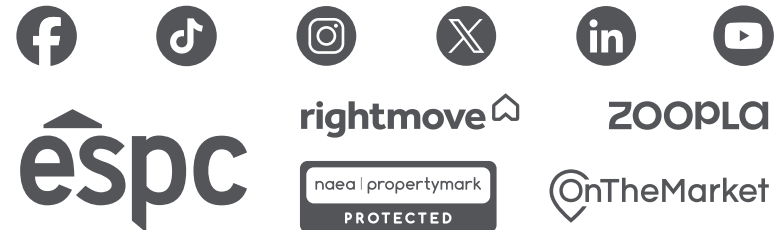
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Approx. Gross Internal Floor Area 1791 sq. ft / 166.41 sq. m
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