



8 Shields Road, Dunfermline, KY11 4DX

Offers Over £169,950





Three-bedroom end terraced home



First floor bathroom



Impressive 21-foot living room



Three well-proportioned bedrooms



Fitted kitchen and utility room



854 sq ft of living space



EPC Rating -



Council Tax Band -



Welcome

Well appointed within easy reach of all local amenities and schooling is this three-bedroom end terraced home offering well-proportioned accommodation over two floors, extending to approximately 854 sq ft and suitable for couples, a first-time buyer and families. Enviably positioned on generous corner plot. The ground floor provides a standout living room extending to 21 feet — a notably generous reception space — alongside a fitted kitchen and a separate utility room. The layout is practical and well balanced throughout. The first floor comprises three bedrooms and a bathroom. The principal bedroom is a comfortable double, and two of the three bedrooms offer good proportions. The second bedroom extends to over 14 feet and provides excellent double accommodation. There are well stocked gardens and grounds providing a child and pet safe environment and seating areas. The plot gives access for several vehicles leading to detached garage with power and light. Essential viewing.

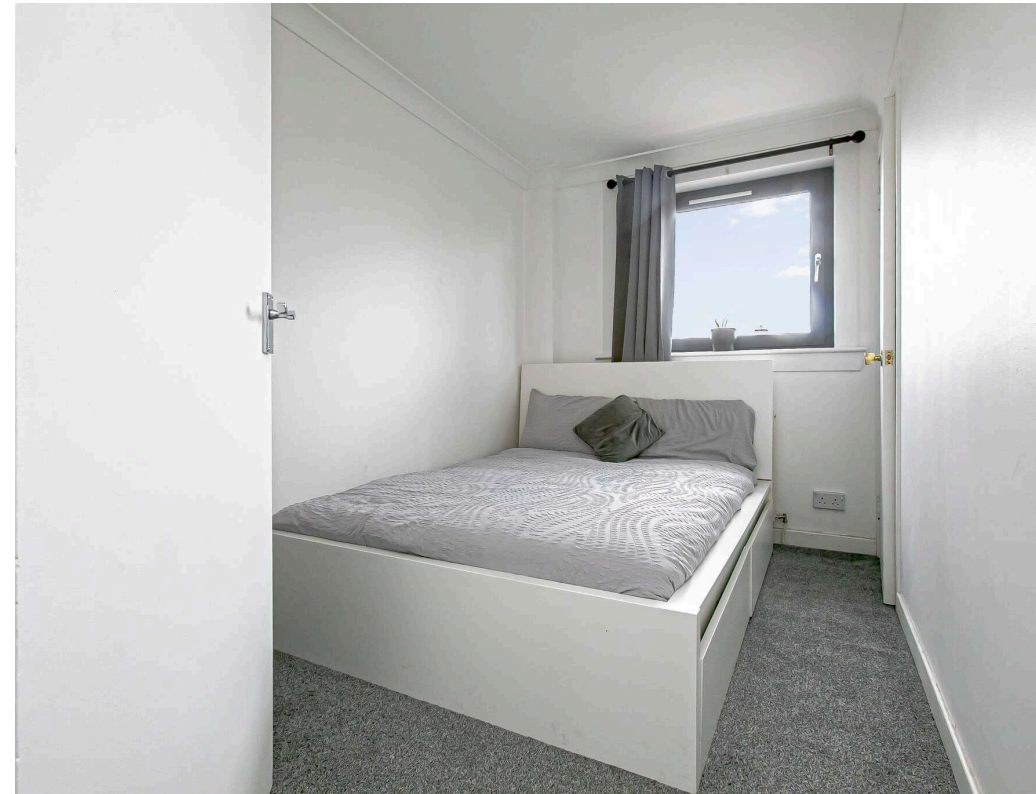


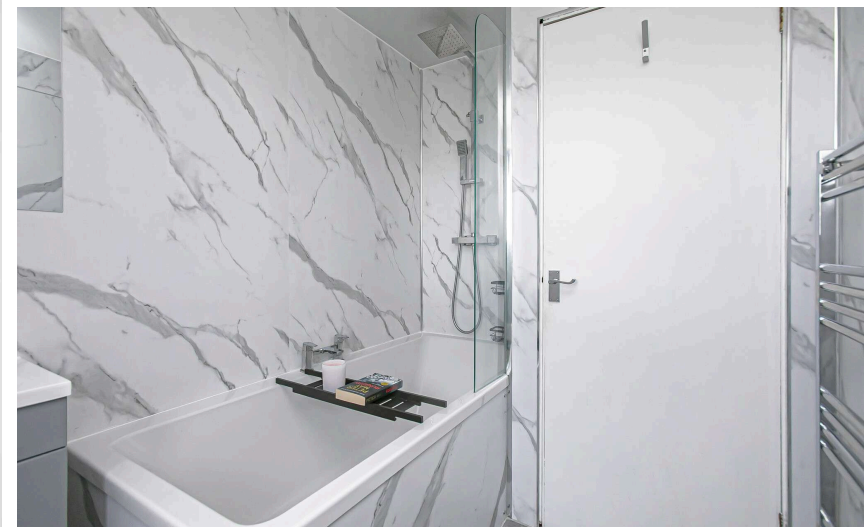


EXTRAS INC. IN SALE/AGENTS NOTE

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









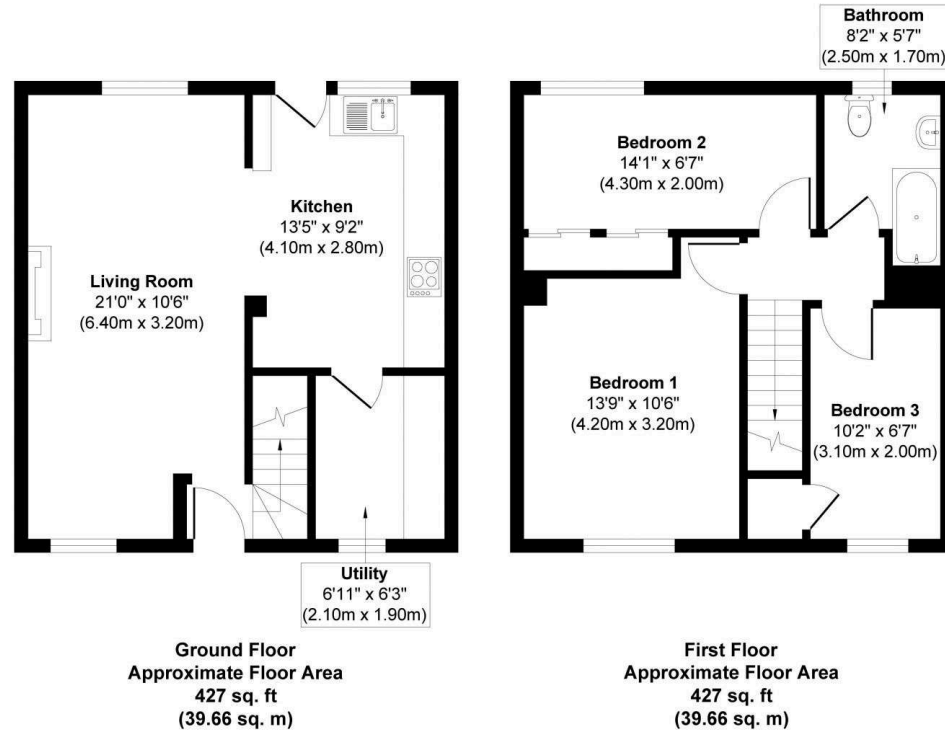
Dunfermline

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.

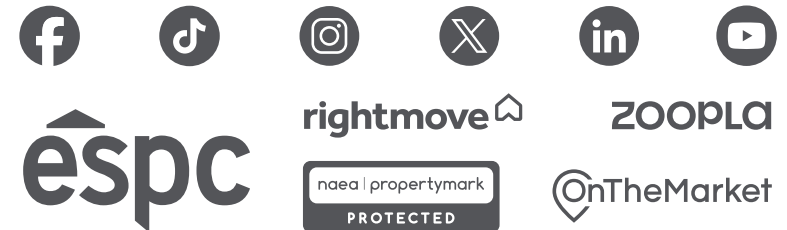
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Approx. Gross Internal Floor Area 854 sq. ft / 79.32 sq. m
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