



Morgans

PROPERTY

26a Carnock Road, Dunfermline, KY12 9NT

Offers Over £470,000



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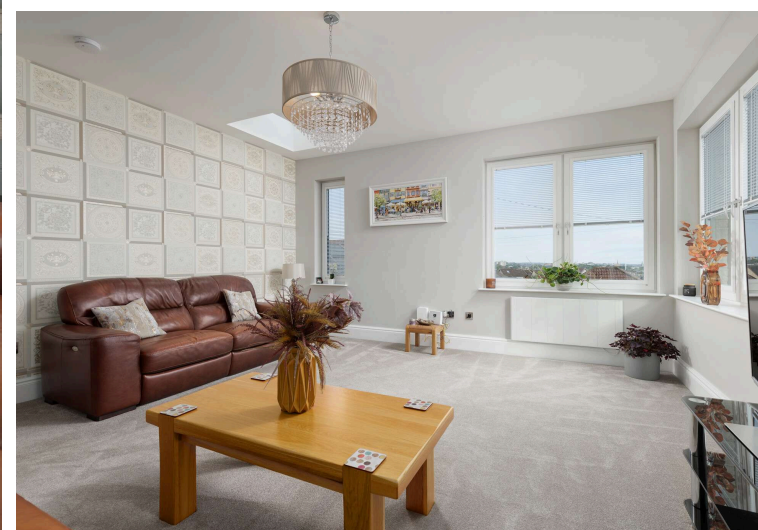


2



2





Exceptional five-bedroom detached home



Vast 35ft kitchen/dining room



Superb 16ft lounge



EPC Rating -



Principal bedroom over 18ft with en suite



Four bathroom facilities across two floors



Utility Room



Council Tax Band -





Welcome

This exceptional executive five-bedroom detached family home offers a remarkable 2,816 square feet of accommodation, together with a double garage, landscaped gardens, high ceilings, luxury deep pile carpets, German bathrooms and kitchen, German triple glazed windows, designer fitted skirtings and facings, electric Horman garage door, high spec insulation and solar Panels. The layout is thoughtfully arranged, with three well-proportioned bedrooms - one with its own en suite - plus a shower room and further ensuite occupying the ground floor. Upstairs, the principal living space takes centre stage: a vast 35-foot kitchen/dining room flows through to a superb 16-foot lounge, complemented by a utility room, family bathroom, and two further bedrooms, including a magnificent principal bedroom extending to over 18 feet, complete with its own en suite. This distinctive reverse-level layout offers wonderful views and light from the upper floor, along with real flexibility for multi-generational living, guest accommodation, or a home office. Set in a desirable area of Dunfermline, this substantial home offers a rare combination of space, quality, and versatility, making it an outstanding choice for those seeking somewhere truly individual. The driveway gives access for several vehicles and the landscaped gardens are truly idyllic and excellent for entertaining.





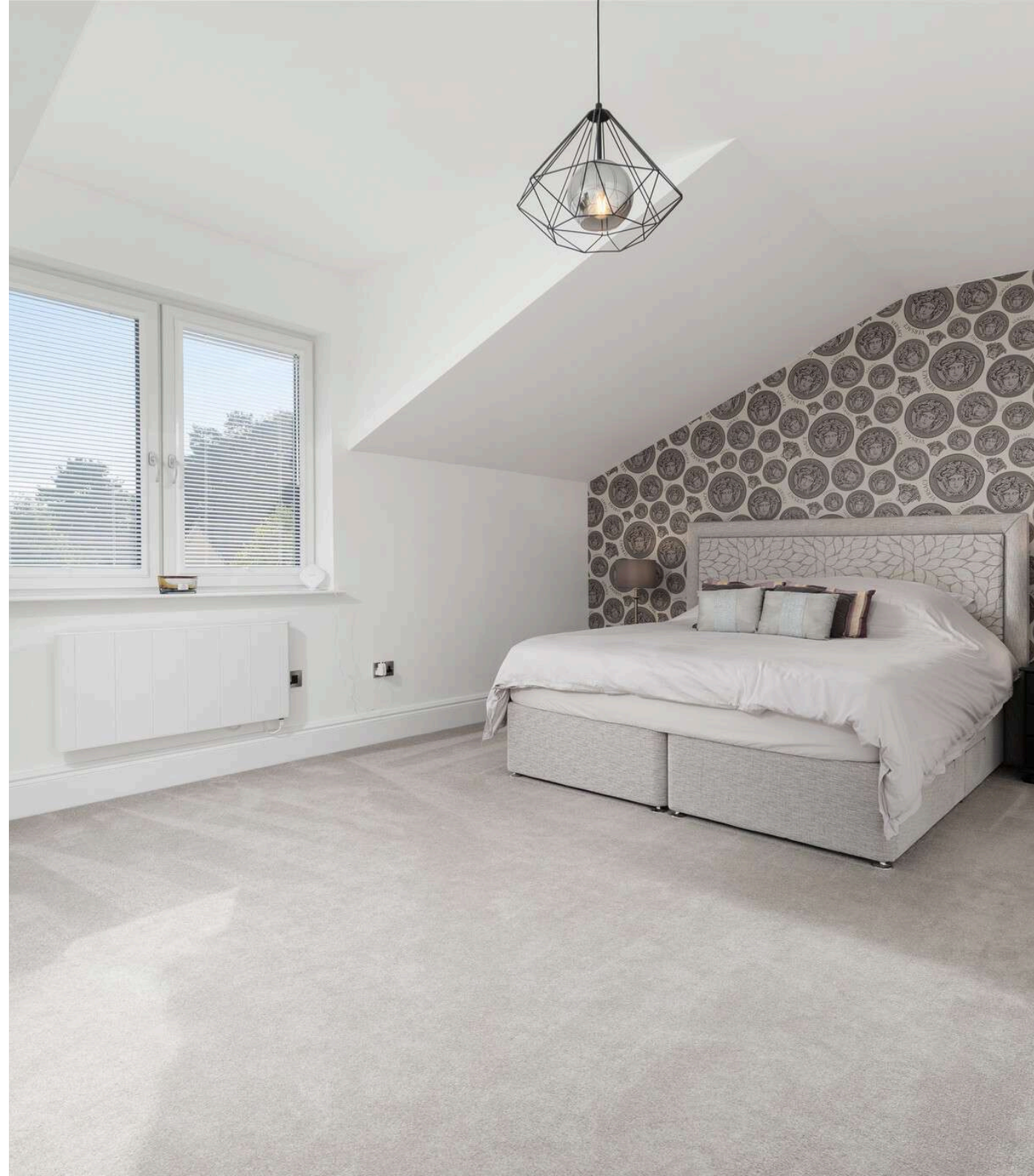
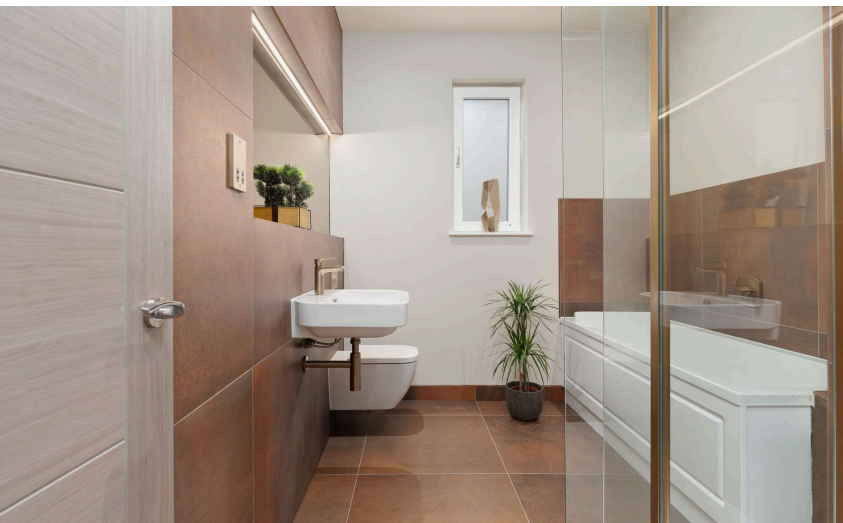
EXTRAS INC. IN SALE/AGENTS NOTE

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.







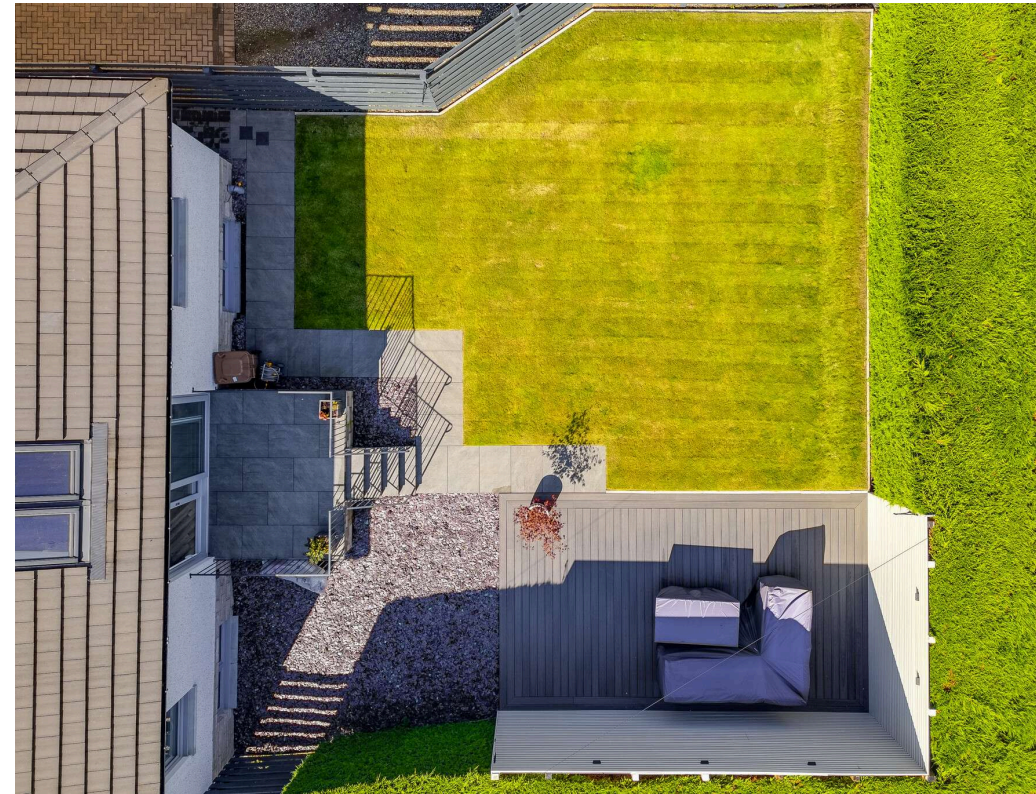


Dunfermline

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.



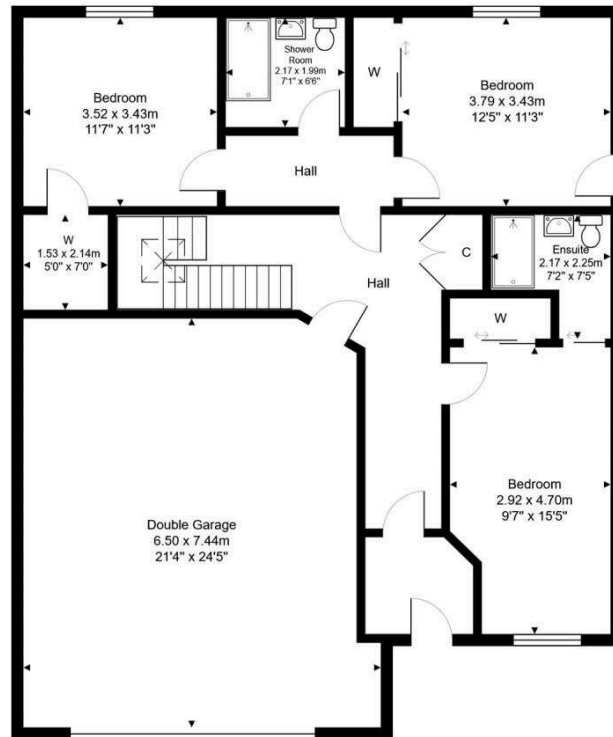
26a Carnock Road, Dunfermline, KY12 9NT

Total Area: 261.6 m² ... 2816 ft²

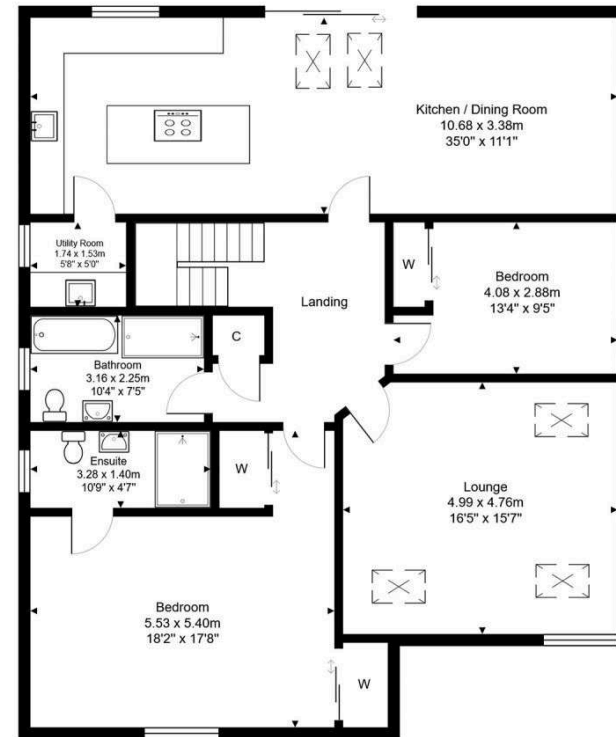
All measurements are approximate and for display purposes only



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Ground Floor



1st 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.