



Stevenson Marshall
Property & Law

7 Scott Court
Crossgates, KY4 8EQ

Offers in the region of £230,000

7 Scott Court, Crossgates

An immaculate modern detached villa in attractive setting with neat garden grounds and open aspect to front.

There is a superb internal layout which includes a reception hallway, lounge to front, dining room, luxury dining kitchen/French doors, utility room, WC/cloaks, upper landing, 4 bedrooms, en-suite and four piece bathroom.

Room sizes and accommodation

Entrance hallway

Lounge 5.30m x 3.50m (17'5 x 11'6)

Dining room 3.32m x 3.24m (10'11 x 10'8)

Dining kitchen 3.95m x 3.73m (12'11 x 12'3)

Utility room 1.87m x 1.47m (6'2 x 4'10)

WC/cloaks

Upper landing

Bedroom 1 4.55m x 4.21m (14'11 x 13'10)

En-suite 4.74m x 1.57m (15'7 x 5'2)

Bedroom 2 3.53m x 3.45m (11'7 x 11'4)

Bedroom 3 3.37m x 2.68m (11'2 x 8'8)

Bedroom 4 2.39m x 2.44m (7'10 x 8'0)

Bathroom 2.06m x 1.69m (6'9 x 5'6)





Gas central heating is installed with double glazed windows, tasteful decor, quality hardwood fixtures and fittings and good storage throughout.

Scott Court forms part of a small development on the outskirts of Crossgates, conveniently situated for easy access to the Park & Ride service and M90 Motorway for travel both north and south.

The village boasts a regular bus service and retail park access. Dunfermline City Centre and a choice of 4 Railway Stations are approximately three miles away.

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The generous corner plot is mainly laid to lawn with timber garden shed, patio area, feature wall, drying facilities and attractive open plan design to front. A spacious driveway and garage to front provide ample off street parking for several vehicles.

Viewing: An appointment to view can be made by contacting selling Agents on 01383 721141 or ESPC during weekends on 01383 650000.



Do you have a property to sell?

We would be delighted to provide you with pre-sale advice and a free valuation of your existing home without obligation.

Please contact our Property Manager Amanda Newby (MNAEA) or a member of our Property Department on 01383 721141 to arrange your free home visit. We can also be contacted by email or via our Stevenson & Marshall website or Facebook page.



Interested parties are advised to contact our Property Department as soon as possible or instruct their Solicitor to NOTE INTEREST on their behalf. This will ensure they will be advised if a closing date for offers is set or if an offer is received. A note of interest holds no contractual obligations for the purchaser or seller.

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