



Stevenson Marshall
Property & Law

1F Fieldfare View
Dunfermline, KY11 8FY

Offers over £140,000

1st Fieldfare View, Dunfermline

A bright and spacious first floor flat, set within professionally maintained mature gardens with ample parking to rear.

The flexible internal layout includes a reception hallway, lounge/dining, fitted kitchen (with integrated appliances), two double bedrooms (with fitted wardrobes and one with French doors and Juliette balcony), en-suite shower room and bathroom.

Gas central heating and double glazed windows are installed and the property benefits from good storage, fresh décor throughout and a modern security entry system.

Lounge 17'8 x 12'11 (5.40m x 3.94m)
Kitchen 10'9 x 7'9 (3.28m x 2.37m)
Bedroom 1: 13'11 x 11'0 (4.25m x 3.36m)
En suite 7'2 x 4'7 (2.20m x 1.40m)
Bedroom 2: 6'4 x 7'7 (1.94m x 2.33m)
Bathroom 6'9 x 6'8 (2.06m x 2.03m)

There are professionally maintained garden grounds, which feature a generous lawn, numerous shrubs, trees and ample residents' parking bays to rear.

Fieldfare View forms part of a popular residential area located approximately two miles south of Dunfermline City Centre, on the eastern edge of the Duloch Park development. There is a Tesco supermarket and Leisure Complex available close by and both primary and secondary schools are within walking distance. For the commuter there is easy access to the M90 Motorway for travel both north and south and a regular bus service operates close by. Queen Margaret Rail Halt is approximately one mile away.

An appointment to view can be made by contacting selling Agents on 01383 721141.



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 team on **01383 721141** to arrange your free home visit. We can also be contacted by email or via our Stevenson & Marshall website and 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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Whilst every care is taken in the preparation of these particulars, please check all dimensions and floor plan shapes, as 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.