



Morgans

PROPERTY

Easter Balgedie Farm Cottage , Easter Balgedie, KY13 9HQ

Offers Over £300,000







Easter Balgedie Farm Cottage is a well presented semi detached 18th century cottage located in a semi-rural location with panoramic views over Loch Leven to the front and the Bishop Hill to the rear. This charming cottage offers flexible accommodation on both levels with generous room sizes throughout. A private gated access leads via a patio area to the rear entrance to the property. The hallway is a brightly presented room with double height windows affording a great deal of natural light. An attractive spiral staircase leads to the upper level. The hallway provides access to a ground floor shower room, separate utility room and the open plan kitchen/dining/living area. The kitchen acts as an ideal hub of the home with traditional farmhouse style units at base and wall levels, Belfast sink, Raeburn (providing heating for the property) and provides ample space for both kitchen and dining furniture. This room could easily accommodate a family/tv area. There are windows and door to the front and an internal door leading to the living room. The living room is a good size with windows to both front and rear and a wood burning stove. The third bedroom is also located on the ground level via doorway from the living room. The upper level has a brightly presented and spacious hallway which could easily provide space for a study or seating area. There are two good sized double bedrooms with velux windows to the rear and windows to the front, providing views across the whole of Loch Leven. The family bathroom also provides excellent views across Loch Leven.





OUTSIDE SPACE

Externally this property has impressive mature gardens to the rear which is split level maximising views towards Loch Leven and the Bishop Hill. There is a large private parking area to the side and timber sheds. Viewing is highly recommended.

EXTRAS INCLUDED IN THE SALE

All fitted floor coverings, light fittings and two garden sheds will be included in the sale.

VIEWINGS

Viewings are strictly by appointment with Morgans

MORGANS PROPERTY PACKAGE

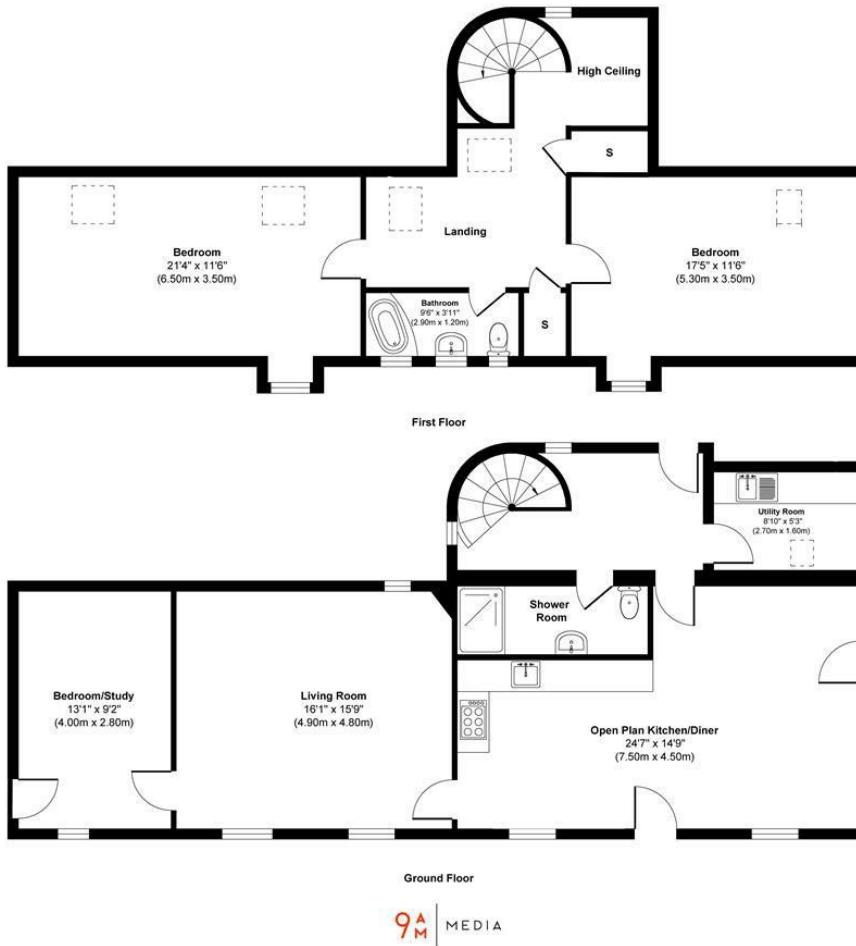
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