



Morgans

PROPERTY

6 Scotmill Way, Inverkeithing, KY11 1DG

Offers Over £145,000







****CLOSING DATE TUESDAY 20 SEPTEMBER 2022 @ 12 NOON**** Excellent family home situated in quiet established estate within the town of Inverkeithing with local shops and amenities a short walk away, as is the train halt providing services to Edinburgh and the Fife Circle. The property is generous throughout with some upgrading required and briefly comprises entrance hall, under stair storage cupboard, lounge, dining room, kitchen and on the upper level three bedrooms and shower room. The property has good outdoor space, easy to maintain gardens to front and rear fully enclosed providing a child and pet safe environment. Driveway leads to detached single garage. The property is double glazed with gas central heating. Early entry is available.





LOCATION

The property is located within Inverkeithing, which is well placed for access to the M90, Forth Road Bridge and Ferry Toll Park & Ride, which provides direct links to Edinburgh, Perth and Dundee. Inverkeithing has its own station, which is a short walk from the property offering frequent services to Edinburgh and Fife. Everyday necessities can be found within Inverkeithing High Street, whilst a short drive takes you to the city of Dunfermline which provides a larger selection of shops, schools, bars, restaurants and also further public transport of bus and rail links making this area an ideal commuter base to Edinburgh throughout Fife and east central Scotland.

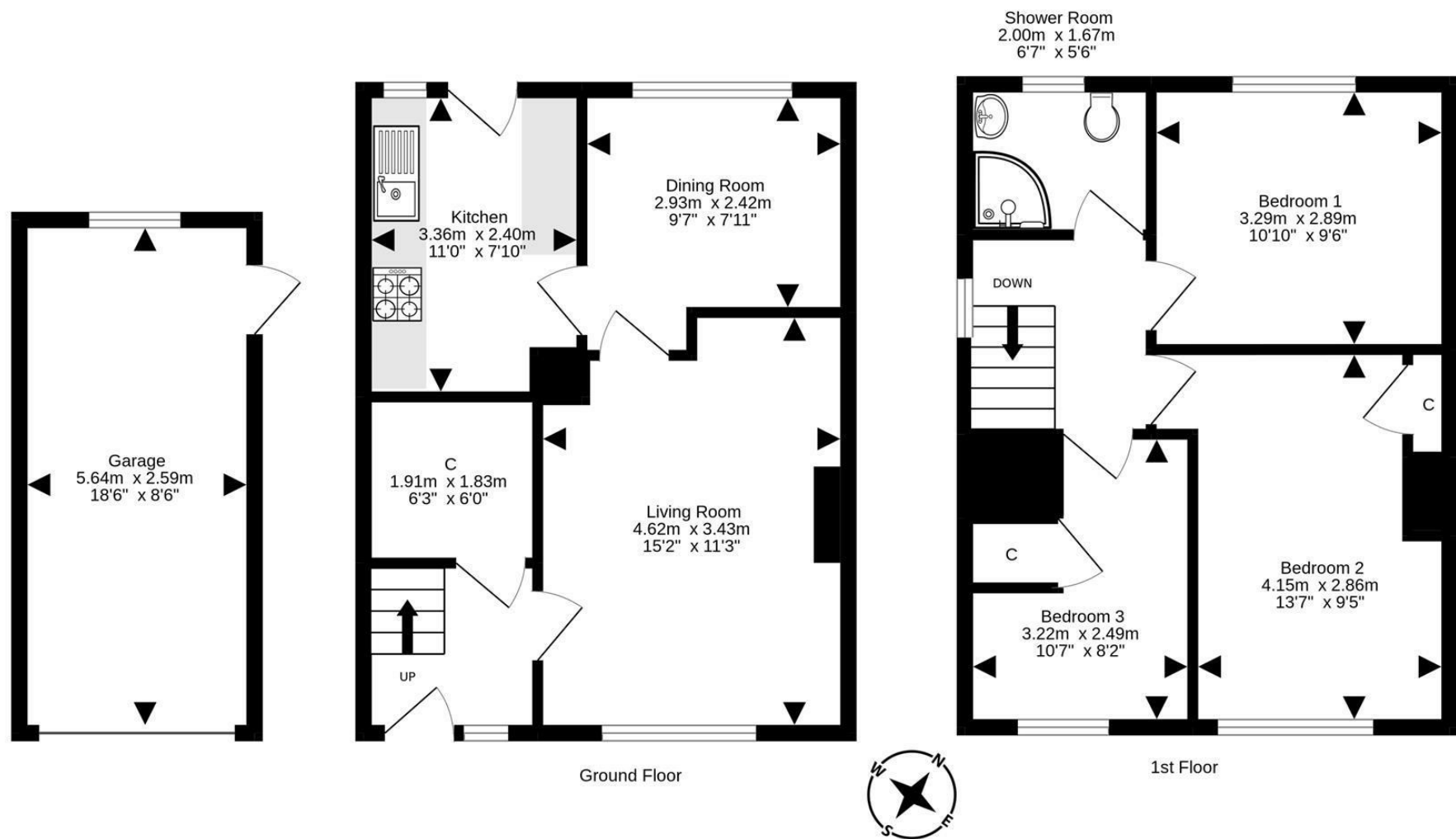
EXTRAS INC. IN SALE

All floor coverings, blinds, bathroom and light fittings together with appliances.

AGENTS NOTE

This property is being sold in its present condition and no warranty will be given to any purchaser with regard to the existence or condition of the services or any heating or other system within the property or white goods. Any intending purchaser will require to accept the position as it exists.





For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser.
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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.