

1A Elliothill Street

DUNFERMLINE, FIFE, KY11 4TE



*IMMACULATE TWO BEDROOM MAISONETTE FLAT
IN THE HEART OF DUNFERMLINE WITH EXCELLENT
TRANSPORT LINKS*



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This immaculate two-bedroom maisonette flat, located in the heart of Dunfermline, is in walk-in condition and sold as seen.

Access is via the main rear door leading into an inner hallway. On the ground level, you'll find a spacious lounge with a front-facing window and a charming feature fireplace. Bedroom two is also on this level, along with a handy WC. The kitchen features modern base and wall units with integral appliances, offering views over the rear communal gardens, a safe environment for both families and pets. Additionally, a large walk-in cupboard or office space is conveniently on the ground floor.







Bedroom 2

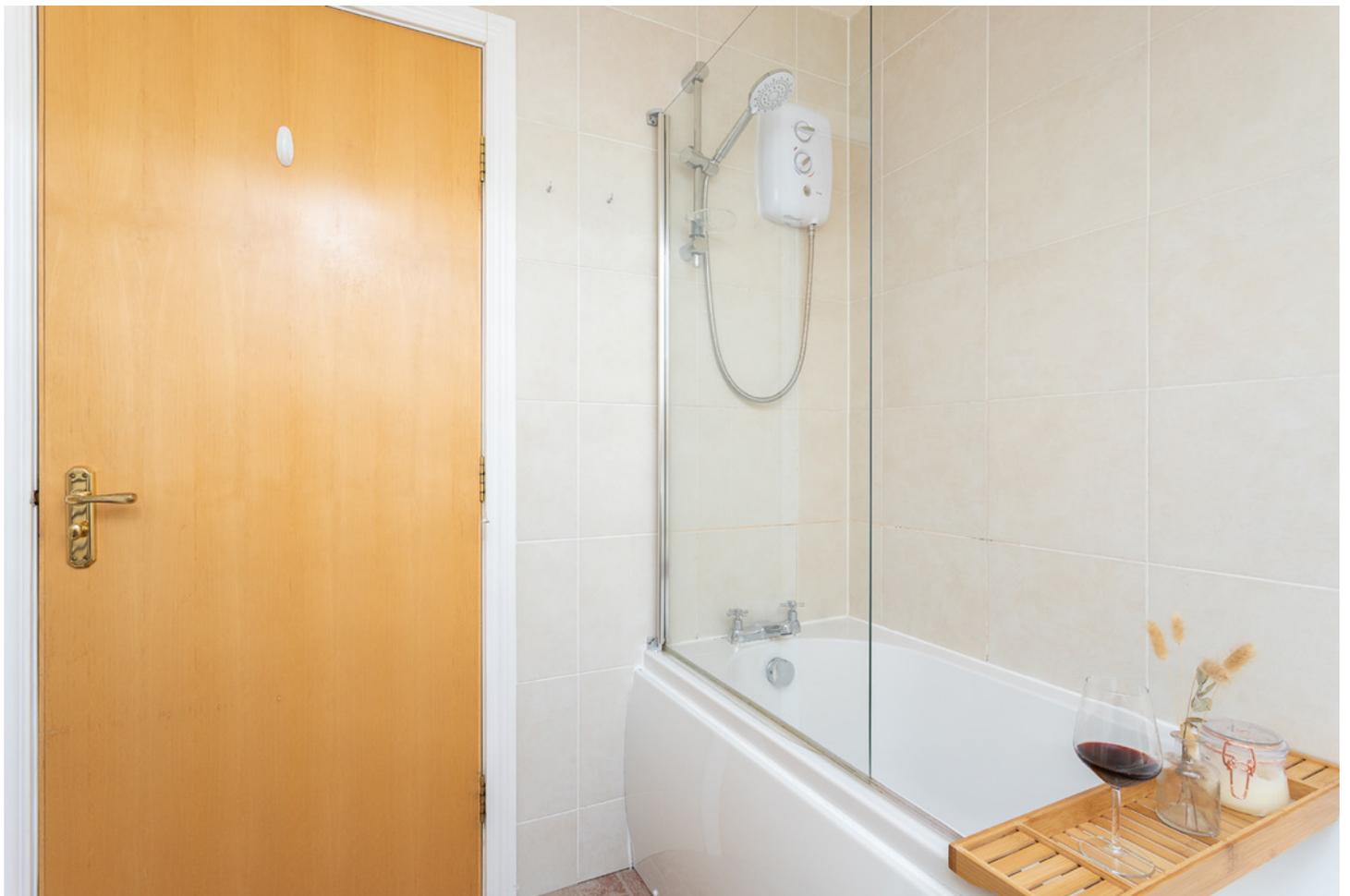


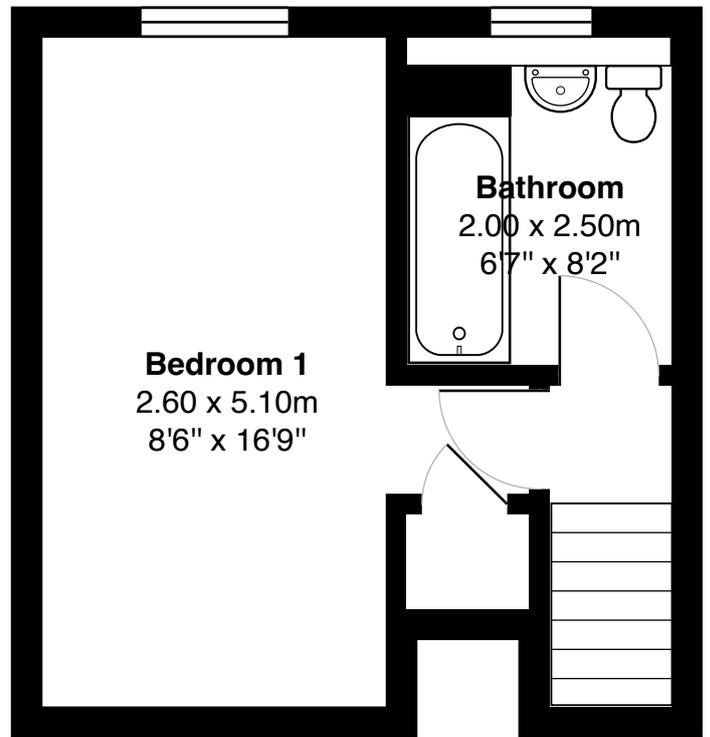
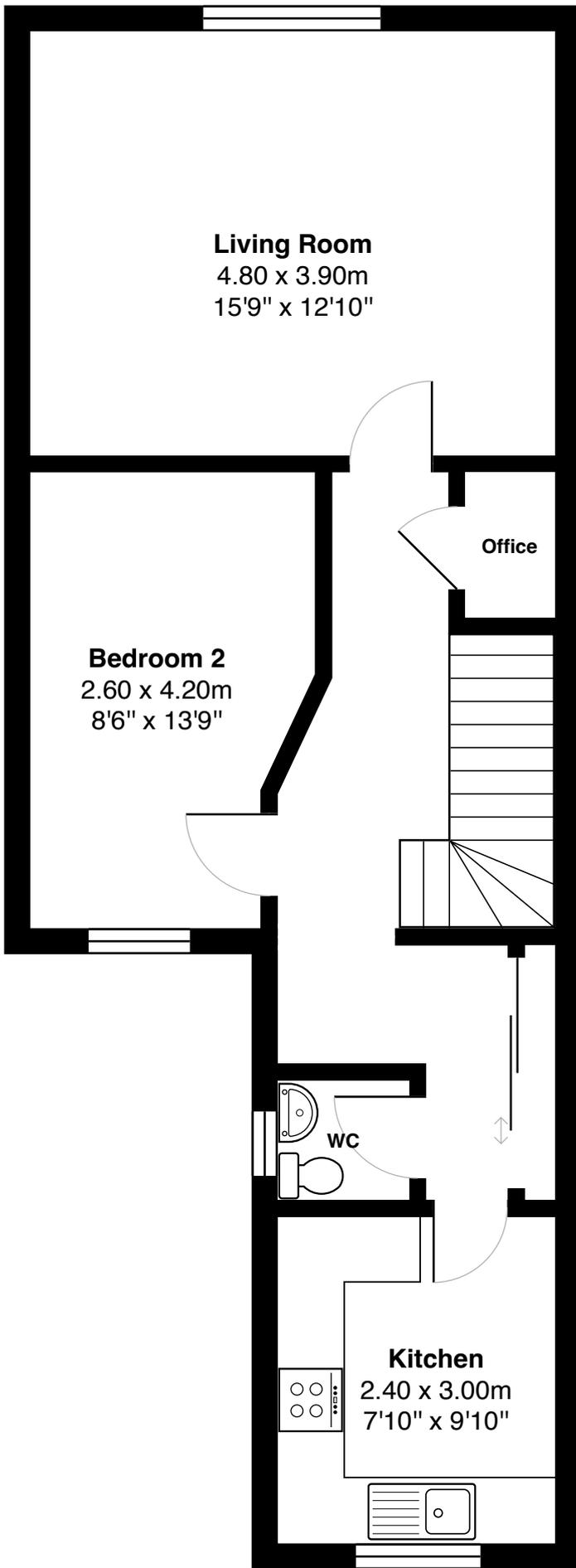




Upstairs, the master bedroom is double in size and boasts a walk-in wardrobe and a Velux window providing panoramic views over Dunfermline. The upper level also includes a fully tiled three-piece family bathroom with a shower over the bath.







Gross internal floor area (m²): 78m²

EPC Rating: C



This is a must-see to appreciate the accommodation in the centre of Dunfermline, with all amenities close by and direct train links to Edinburgh in just 20 minutes. On-street parking is provided at the front, with ample space.

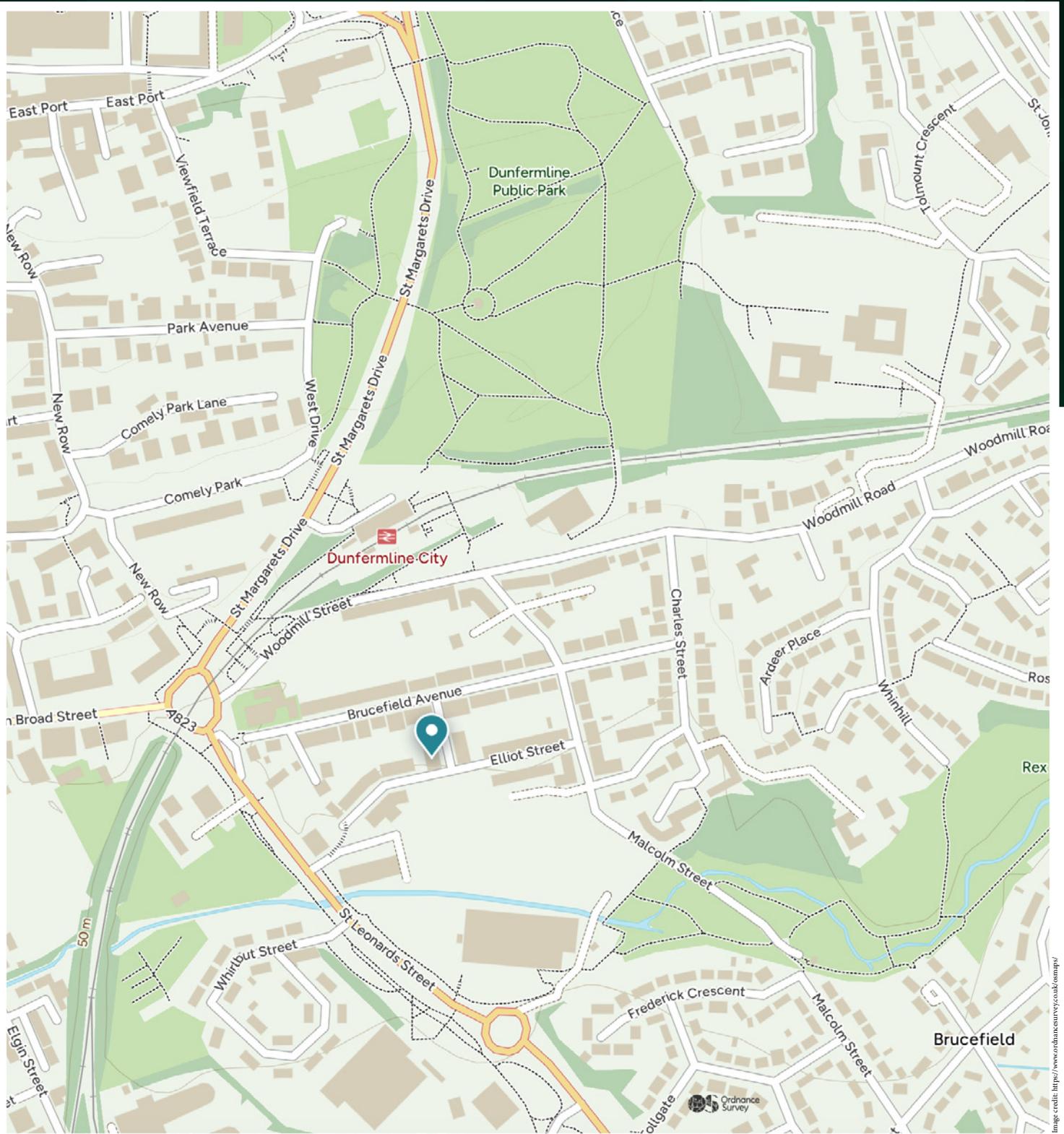




The Royal Burgh of Dunfermline is the birthplace of Andrew Carnegie and the resting place of Sir Robert the Bruce in the famous Dunfermline Abbey.

Dunfermline is a modern city offering all the attractions and facilities you would expect, including the Kingsgate shopping centre and retail parks with a selection of superstores, restaurants and bars. Within the Duloch Park area you have Fife Leisure Park which is home to a 10 screen cinema, private health club, bingo, bowling and mini golf.

For those who enjoy the outdoors, there are a number of public parks and woodlands throughout Dunfermline, for the keen golfers there are three private courses within proximity. Dunfermline is located approximately five miles from the Forth Road Bridge and is therefore particularly popular with commuters to Edinburgh and many parts of the central belt with easy access to the M90 motorway with direct links to Edinburgh, Perth & Dundee.



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