

77B Pilmuir Street

DUNFERMLINE, FIFE, KY12 0LN



*Wonderful two-bedroom maisonette
close to the city centre*



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77b Pilmuir street is a delightful upper villa with neutral décor throughout, this spacious first-floor double upper apartment is situated within a short walking distance of Dunfermline City centre and train station. A fantastic opportunity for a couple, small family or an investment purchaser.

THE LOUNGE



The accommodation briefly comprises a spacious and bright lounge and dining area with large windows filling the room with natural light.

THE KITCHEN



The hallway features a very useful storage cupboard and leads into a modern fitted kitchen with ample storage from its many wall and base units, contemporary worktops and electric oven.

Bedroom two is located on the ground level and has fitted wardrobes. A handy shower room is located on the ground level.



BEDROOM 2



THE SHOWER ROOM



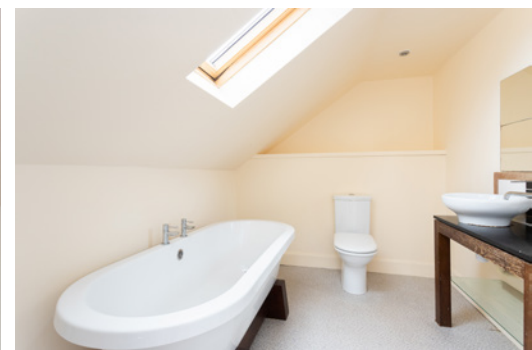
The upper level has a wonderful master bedroom with Velux windows that flood the room with light. A stylish en-suite completes the accommodation on offer.



BEDROOM 1



A stylish en-suite completes the accommodation on offer

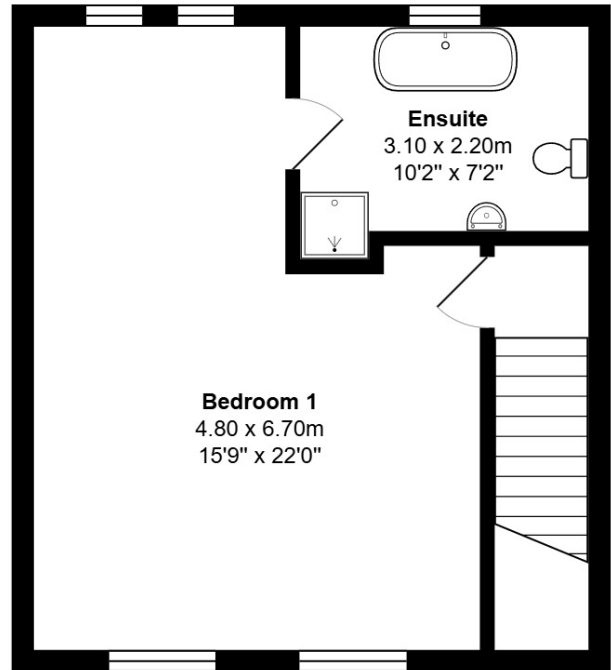
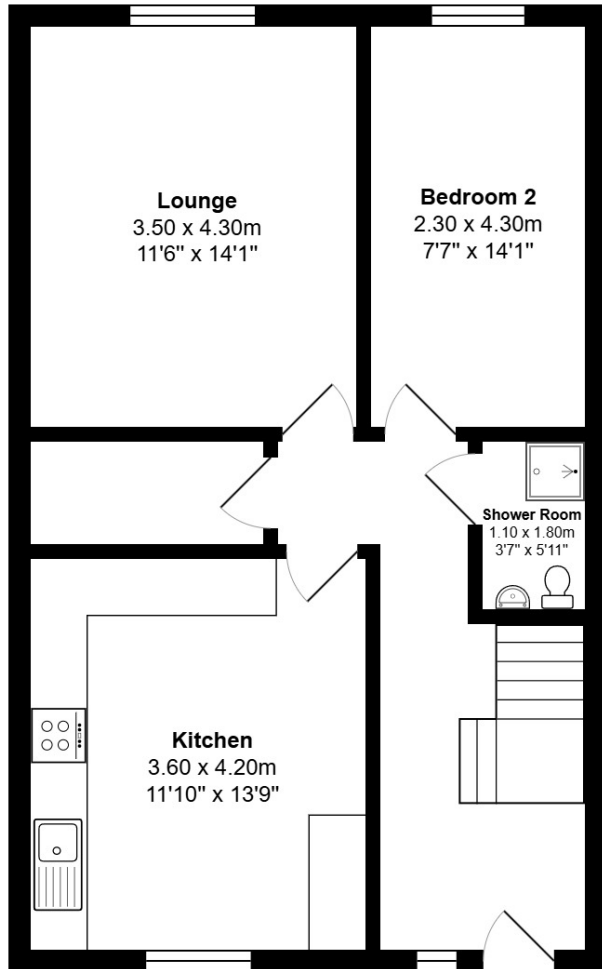


In addition, the property has gas central heating and double-glazing. Ample parking is provided to the rear with private spaces for the property.

EXTERNALS

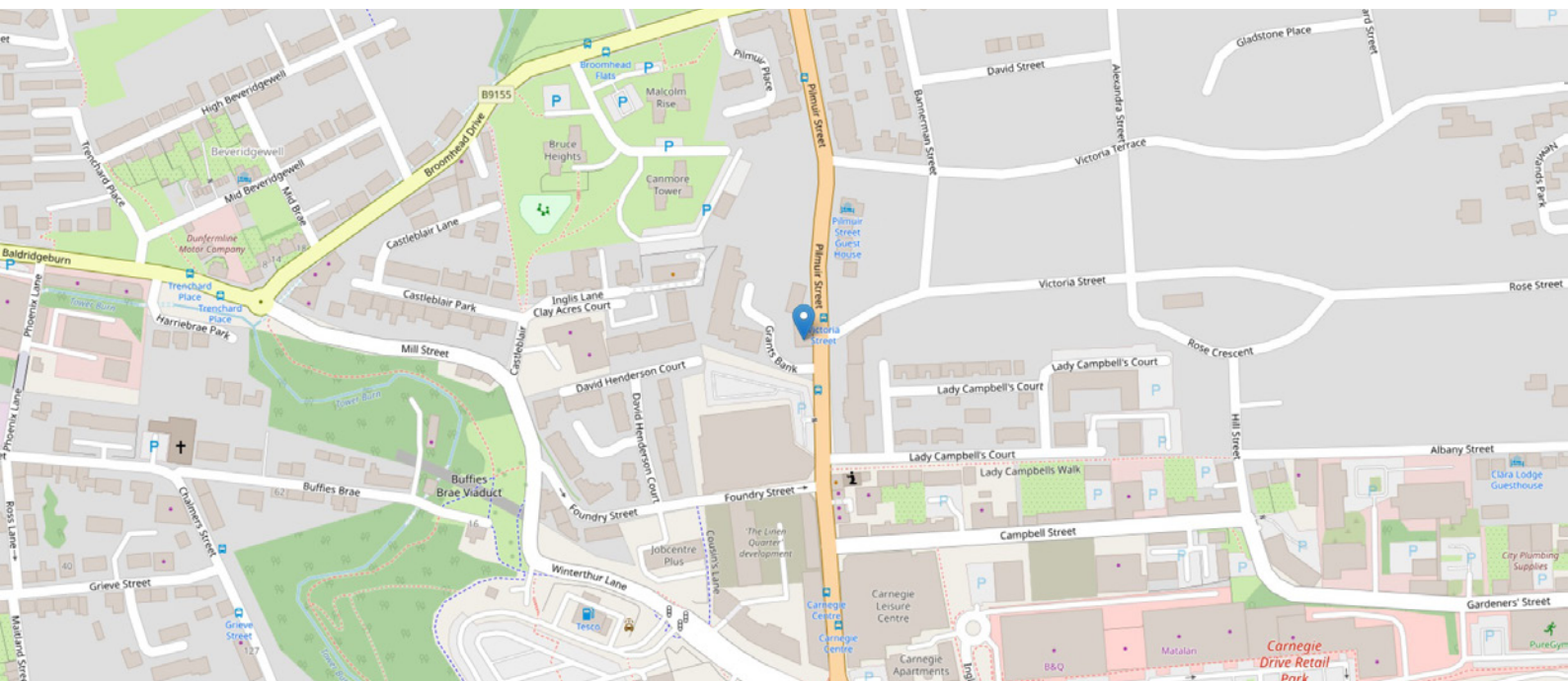


FLOOR PLAN, DIMENSIONS & MAP



Approximate Dimensions (Taken from the widest point)

Gross internal floor area (m²): 96m² | EPC Rating: D



THE LOCATION

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 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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