




McEwan Fraser Legal

Solicitors & Estate Agents

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6 Swift Street

DUNFERMLINE, FIFE, KY11 8SN

LOCATION IMAGES:

- Dunfermline Skyline
- Dunfermline City Centre
- Dunfermline Abbey
- Dunfermline Golf Course
- St. Columba's High School



Dunfermline

FIFE

The historic city of Dunfermline is a vibrant and culturally rich centre once the capital of Scotland, the birthplace of the philanthropist Andrew Carnegie and the resting place of Robert the Bruce.

Dunfermline is a modern city offering all the facilities you could expect, including the Kingsgate shopping centre, a selection of supermarkets and superstores and the Fife Leisure Park offering a ten-screen cinema, health club, ten-pin bowling club and an array of bars and restaurants.

For those who enjoy the outdoors, there are a number of public parks and woodland walks including the Pittencrieff park and a number of golf courses. One of the great attractions of Dunfermline is its excellent communication network Edinburgh (sixteen miles), Glasgow (thirty-seven) Dundee (forty-two) and Perth (twenty-eight) Edinburgh Airport (fourteen) all within easy access via road and rail. Schooling of good repute is available throughout Dunfermline for both primary and secondary education.



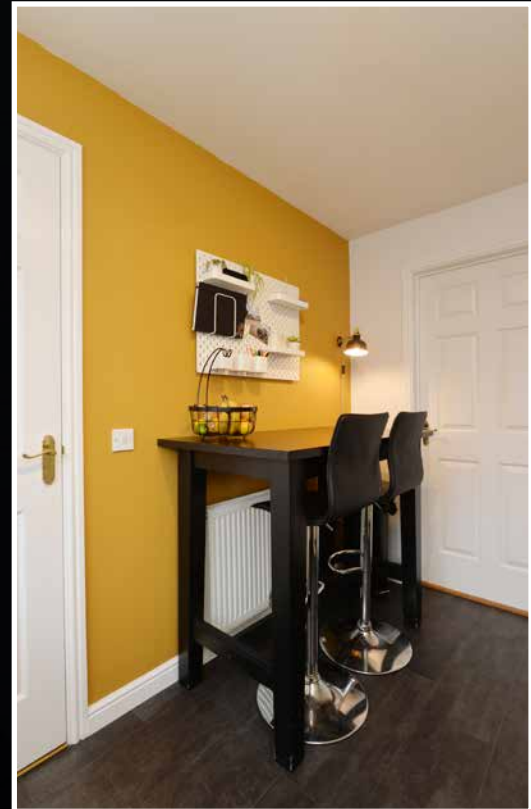
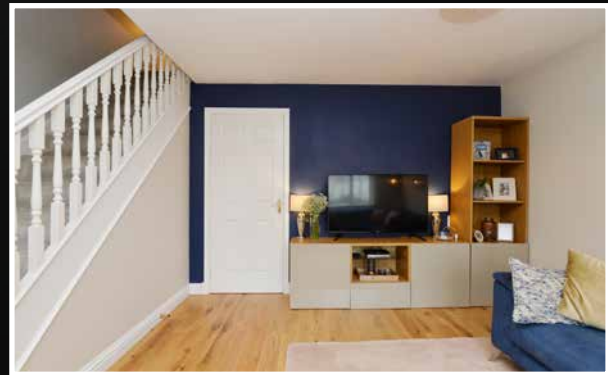
6 Swift Street

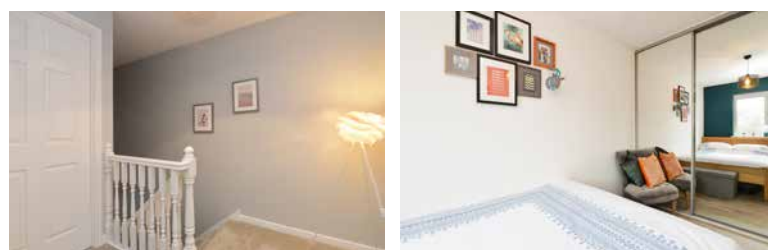
Dunfermline

6 Swift Street is well presented two bedroom house in walk-in condition.

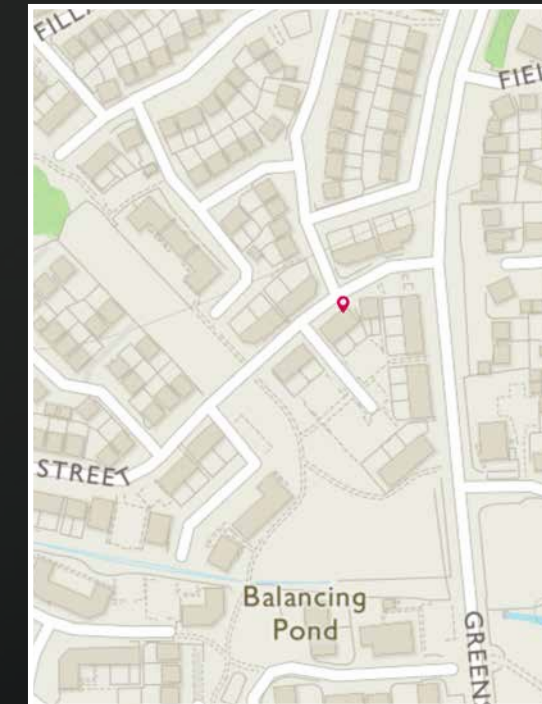
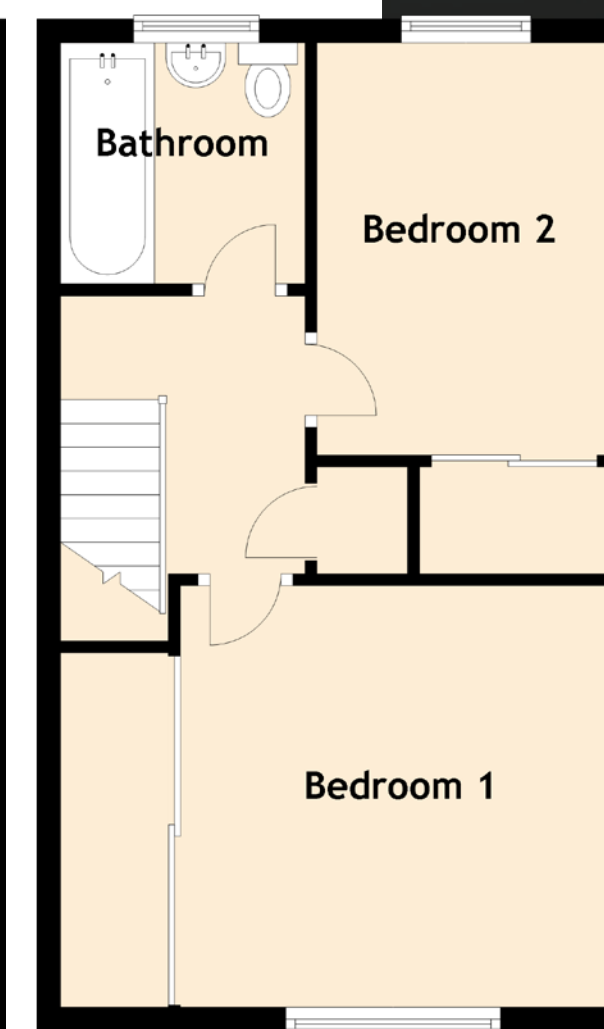
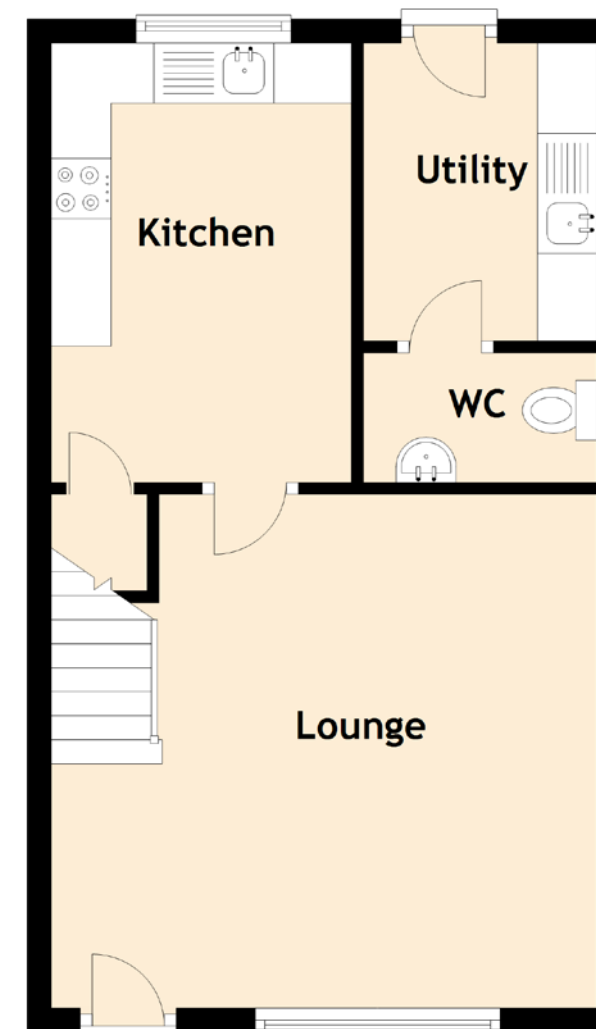
Entrance to the property is through a double glazed front door into the lounge. The spacious lounge is pleasantly located to the front with a large window flooding the room with natural light. The breakfasting kitchen is a good size and offers a good range of stylish floor and wall mounted units with integrated appliances and Access to the handy utility room and WC.

The second floor is reached by a staircase and gives access to the family bathroom with a white three piece suite with shower over. There are two spacious good sized bedrooms on this level with views across the countryside. This completes the accommodation on offer. The property further benefits from double glazing, gas central heating and parking to the rear of the property. The rear gardens are low maintenance and are fully enclosed. This is a must-see to appreciate the accommodation on offer.





Details



Approximate Dimensions
(Taken from the widest point)

Lounge	4.55m (14'11") x 4.28m (14'1")
Kitchen	3.66m (12') x 2.45m (8')
Utility	2.48m (8'2") x 1.95m (6'5")
WC	1.95m (6'5") x 1.08m (3'7")
Bedroom 1	3.55m (11'8") x 3.46m (11'4")
Bedroom 2	3.47m (11'5") x 2.46m (8'1")
Bathroom	2.06m (6'9") x 2.03m (6'8")

Gross internal floor area (m²): 74m²
EPC Rating: C



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**Part
Exchange
Available**

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