

26 Harriet Street

KIRKCALDY, FIFE, KY1 2AF



*DELIGHTFUL VIEWS, WITHIN EASY
WALKING TO RAVENSCRAIG PARK*



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26 Harriet Street is a delightful three-bedroom home in good condition.

The property has a wealth of space and would make a fantastic purchase for a first-time buyer. There is a welcoming reception hall with stairs leading to the upper level. The lounge is a good size and has front and rear-facing windows. The fully fitted kitchen is to the rear with a full range of floor and wall-mounted units and a rear door leading out to the landscaped gardens. There are three double bedrooms on the upper level all of which are a good size. Two of the bedrooms have access to the balcony. The family bathroom is also located on the upper level and has a white suite comprising of shower, WC and wash hand basin complete with splash-back tiling. The property features double glazing and gas central heating.

The garden to the rear (which includes a greenhouse and shed) is fully enclosed by walls on two sides and a fence to the neighbouring garden. The property further benefits from ample on-street parking.





The Kitchen





Bedroom 1



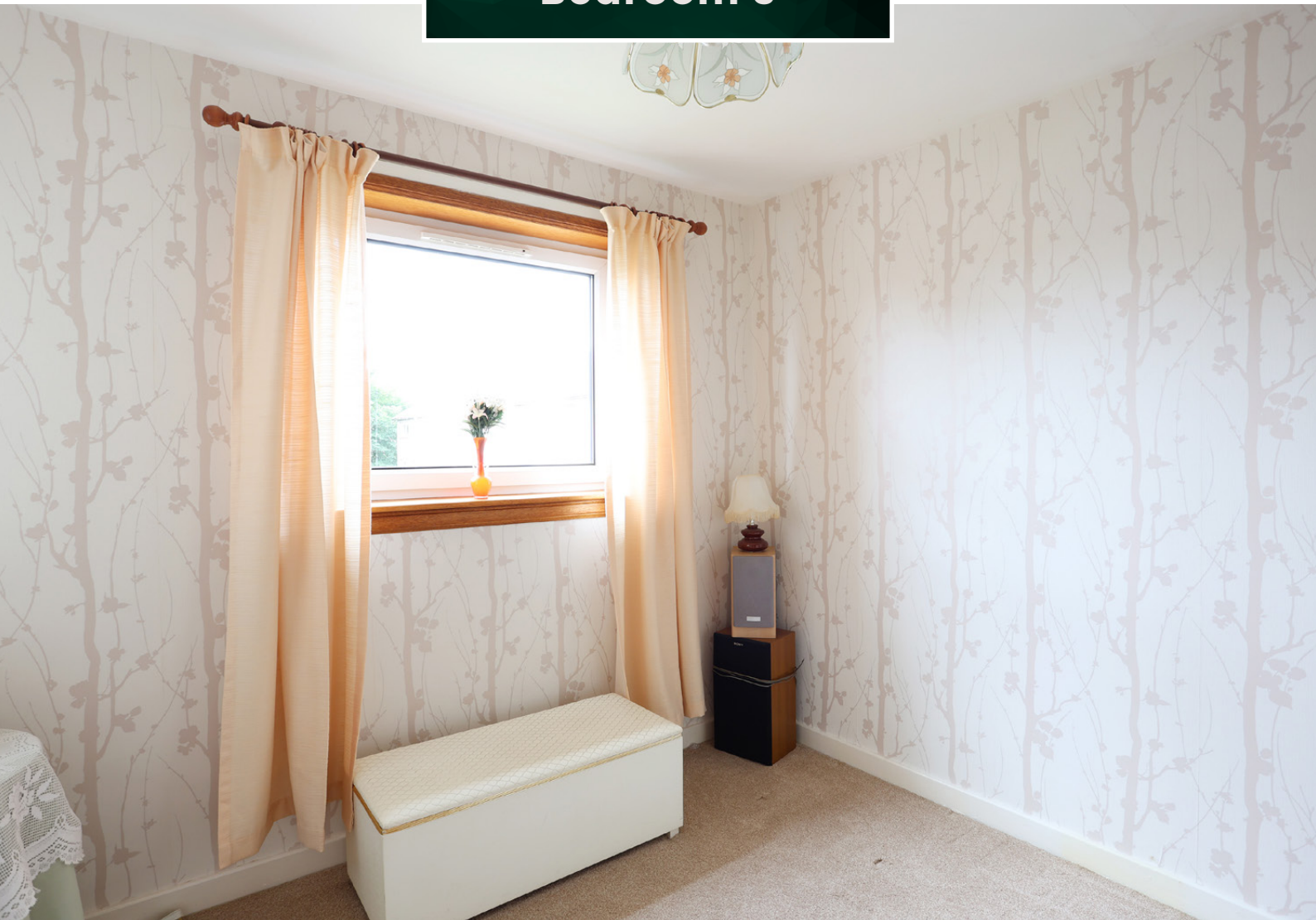


Bedroom 2

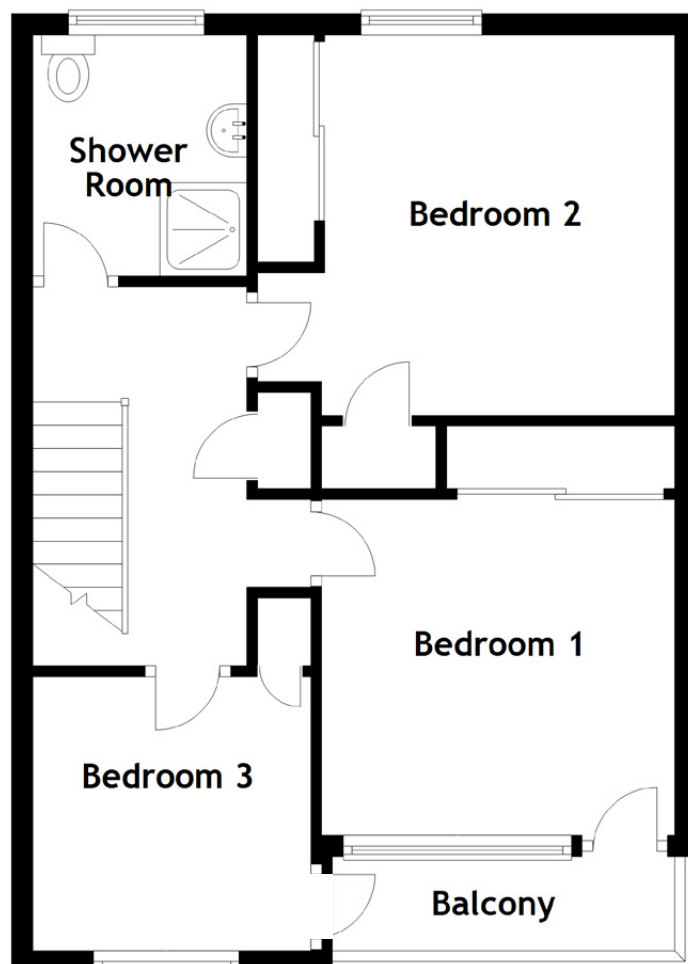
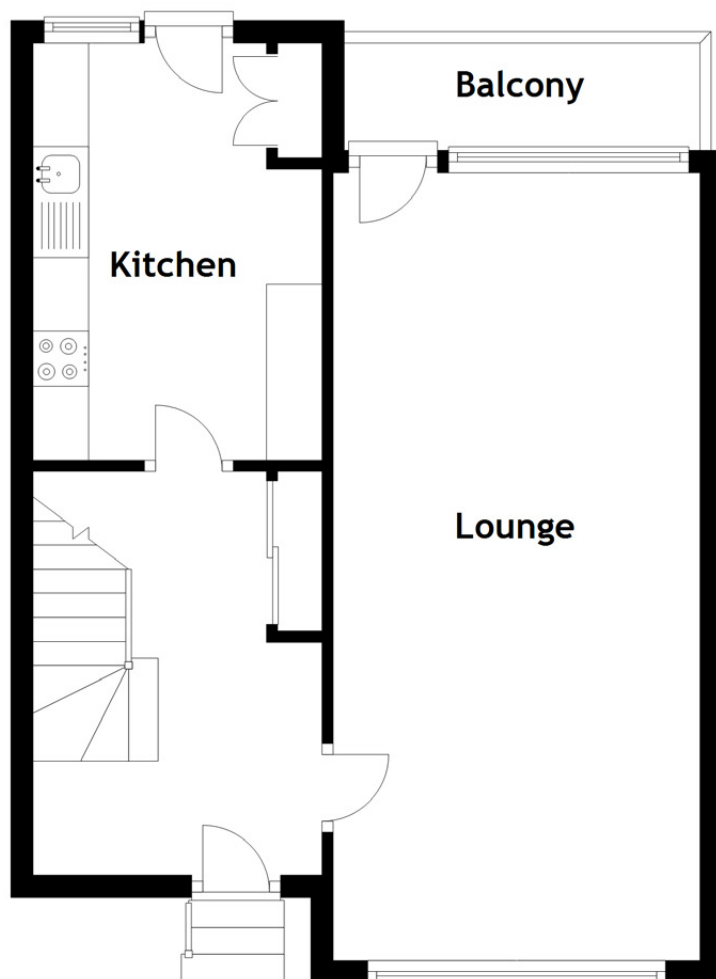




Bedroom 3







Approximate Dimensions
(Taken from the widest point)

Lounge	7.10m (23'3") x 3.30m (10'10")	Shower Room	2.00m (6'7") x 1.80m (5'11")
Kitchen	3.30m (10'10") x 2.60m (8'6")	Gross internal floor area (m ²): 88m ² EPC Rating: D	
Bedroom 1	3.30m (10'10") x 3.15m (10'4")		
Bedroom 2	3.90m (12'10") x 3.10m (10'2")		
Bedroom 3	2.60m (8'6") x 2.50m (8'2")		





Kirkcaldy is a thriving Fife town to the north of Dunfermline and the Forth Bridges. Kirkcaldy has excellent shopping facilities including the Mercat shopping centre, a cricket club in Dunnikier Park, Ravenscraig Park and Beveridge Park with a boating lake, skateboard area, rugby ground and many woodland walkways. There are a range of leisure facilities in Kirkcaldy such as a swimming pool, an ice rink, and two golf courses. There are also four secondary schools and twelve primary schools.

Kirkcaldy train station is easily accessed by this property, which is perfect for the commuter. Easy access is also available via the A92 north towards Dundee and south to Dunfermline and Edinburgh. For those who enjoy the outdoors.

The Location

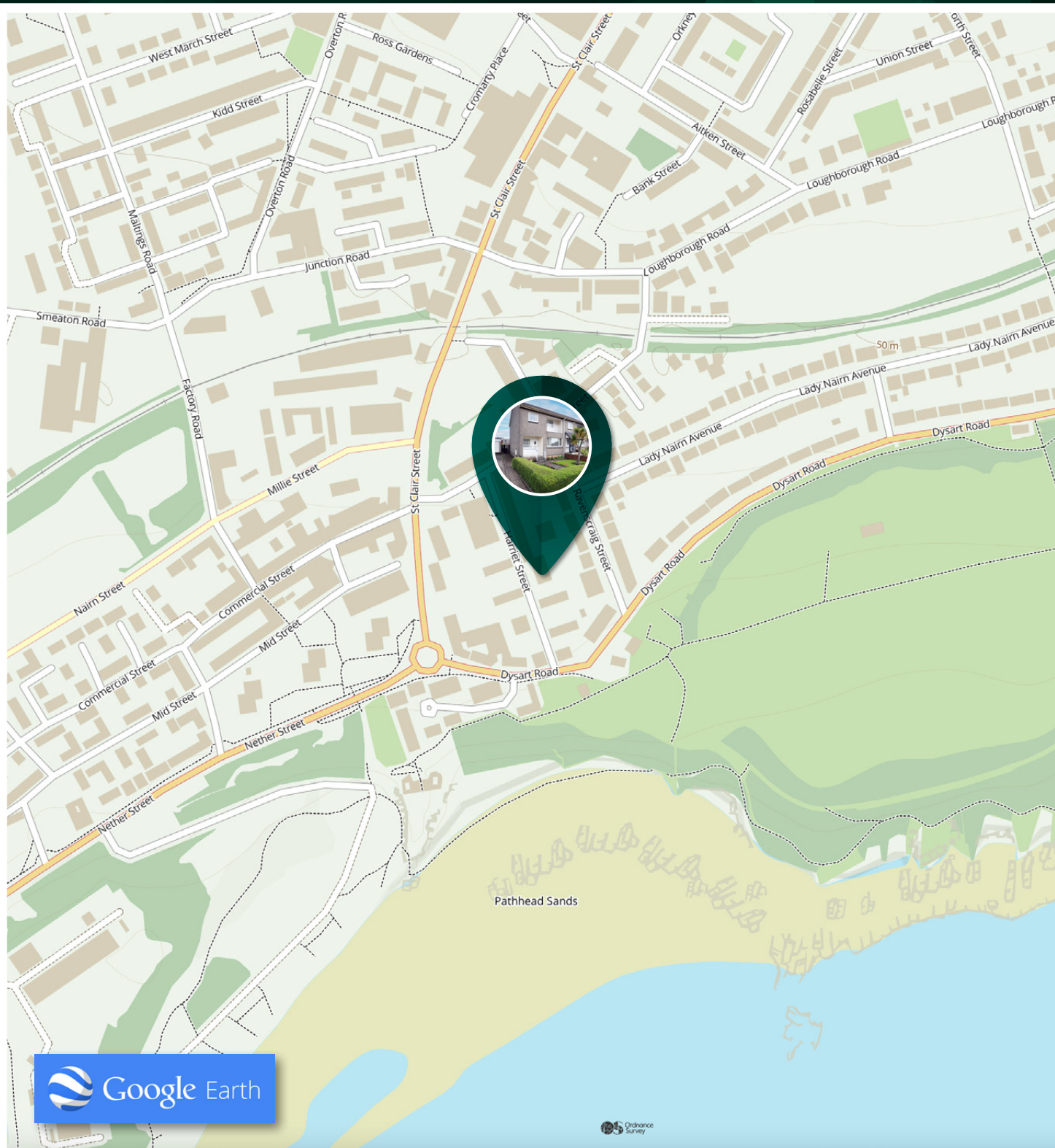


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