

Dunfermline



FLAT 5 19A High Street

Attractive first floor flat recently completed to an exceptional standard.

Mutual entrance stair, Hall, Open plan Lounge/Kitchen (fully integrated appliances), 2 Bedrooms, Master En-suite, Bathroom. Double glazing. Gas central heating. Good quality laminate flooring and carpets. All properties have TV Ariel and Sky TV system. Security entryphone system.

Price £129,000

Brand New Development

Flat Available for Viewing by appointment

This development forms part of a traditional building with a commercial property on the ground level situated in the heart of Dunfermline town centre.



A range of 1 and 2 bedroom flats



Gas central heating



Double glazing



High specification



Convenient town centre location



Integrated kitchen appliances



Open plan living / kitchen



Floor coverings



One bedroom flats available from £79,000

Property Department –

Property Manager Alan Dear - adear@ross.connel.co.uk

Assistant Property Manager Lee-Anne Smith - lsmith@ross.connel.co.uk

The City and Royal Burgh of Dunfermline is a town of considerable historical interest being a former seat of the Kings of Scotland, the birth place of Andrew Carnegie and the final resting place of King Robert the Bruce whose remains are buried in Dunfermline Abbey. Whilst the Abbey and the Palace Ruins, Carnegie's Birthplace and Abbot House reflect much of the historical past of the town, developments in recent have seen Dunfermline move very much into the modern era whilst still retaining much of its original charm.

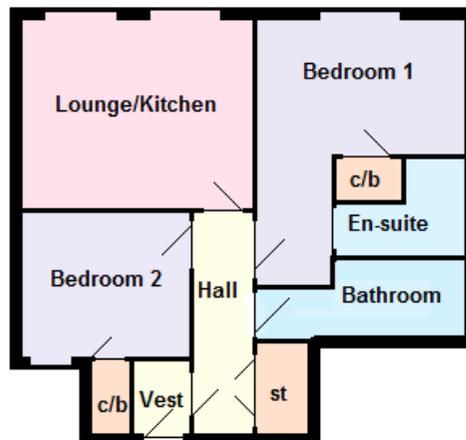
The town is located only 5 miles from the Forth Road Bridge, the southern gateway to Fife, and is therefore particularly popular with commuters to Edinburgh and many other parts of the Central belt. Dunfermline is also ideally located for access to the many areas of natural beauty to be found in Fife and benefits from the full range of shops, social and leisure facilities and educational establishments associated with a modern town. This particular property is convenient for Pittencrieff Primary School and St Margaret's Primary Schools whilst the local High Schools are also with easy reach.

Quick access can be gained to M90 motorway with direct links to Edinburgh, Perth and Dundee and also via the Kincardine Bridge and the M876 motorway to Glasgow. Both Edinburgh and Glasgow Airports offer a good range international flights as well a shuttle services to London and other UK airports. The local bus and railway stations are within easy walking distance, which offer regular services to Edinburgh, Glasgow and other parts of the UK.

19a – h High Street forms part of a new and exciting three storey development located within the heart of Dunfermline City Centre. The ancient Dunfermline Abbey, Palace ruin and Pittencrieff Park are close by

The development comprises a range of luxury apartments all with gas central heating, double glazing, quality kitchen fittings with appliances and quality bathroom fittings with partial tiling and quality flooring. The properties offer the added security of an entryphone system.

Flat 5 19A High Street, Dunfermline



Vestibule (1.50m x 1.10m) - (4'11" x 3'10")

Lounge/kitchen (4.84m x 4.87m) – (15'10" x 15'11") Front

Bedroom 1 (2.93m x 6.31m) – (9'7" x 20'8") Front

En-suite (1.72m x 2.03m) – (5'7" x 6'7") Mid

Bedroom 2 (3.64m x 2.65m) – (11'11" x 8'8") Rear

Bathroom (1.81m x 2.89m) – (5'11" x 9'5") Mid

VIEWINGS

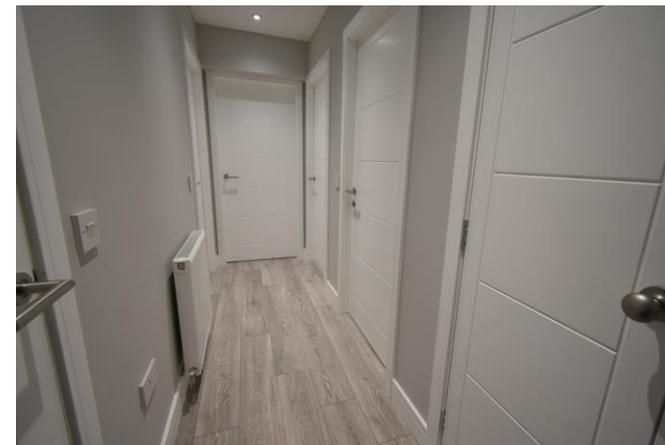
Contact Ross & Connel on 01383 721156 or Andrew Thomson Properties on 07895 520402 to arrange a viewing

OFFERS

Notes of Interest and offers on this property should be submitted directly to Ross & Connel by calling 01383 721156 or faxing 01383 721150.

VALUATION

If you would like a FREE, no obligation valuation and market appraisal on your property please contact Alan Dear at Ross & Connel on 01383 721156



Interested parties are advised to have their interest noted to Ross & Connel by their appointed solicitor in order that they may be advised of any closing date that may be set. These particulars are believed to be correct but their accuracy is not guaranteed and they do not form any part of contract. The dimensions provided may include or exclude recesses, intrusions and fitted furniture. They have been chosen to indicate the general size and shape of each room only. Detailed measurements ought to be taken personally.