



3 Novar Crescent, Kirkcaldy, KY1 1PF  
Offers over £250,000



## Floor Plan



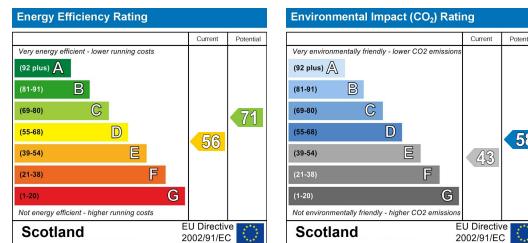
## Accommodation

- Entrance Vestibule & Reception Hall
- Spacious Lounge
- Dining/Family Room
- Modern Kitchen
- Newly Fitted Family Bathroom
- Three Bedrooms
- Enclosed Rear Garden
- Small Garage/Workshop
- West Primary & Balwearie High School Catchment Area
- Highly Sought After Location

## Viewing

Please contact our Kirkcaldy Office on 01592 641000 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



## Area Map



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.