

# first for homes

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Contact Allan England's Team  
**01592 752 944**



Ferguson Place, Glenrothes

**Offers over £116,995**



# Ferguson Place, Glenrothes

Welcome to Ferguson Place – A Stunning 2-Bedroom Terraced Villa in the Sought-After South Parks Area of Glenrothes!

Allan England's Team at First for Homes are delighted to present this beautifully presented 2-bedroom terraced villa, ideally situated in the highly desirable South Parks area of Glenrothes. Perfect for first-time buyers, this charming home offers a stylish and comfortable living space with modern finishes throughout. This beautifully presented home offers; entrance hallway, open plan lounge/diner and well proportioned modern kitchen. Stairs to the upper level provide 2 double bedrooms both benefiting from built in storage cupboards and family bathroom with bath and overhead shower.

Externally there is an easily maintained private rear garden with 2 outbuilding coal storage units as well as a front garden. Close to local amenities, walking distance to town centre, bus station and schools.

This excellent home is in move-in condition and is sure to appeal to a wide range of buyers. Viewing is essential to fully appreciate everything this property has to offer.

HOME REPORT - £122,000

EPC - C

COUNCIL TAX - B

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Glenrothes is regarded as one of the most successful Towns in Scotland with a wealth of local amenities including Kingdom Shopping Centre as well as sport and leisure at Michael Woods and a multi-screen cinema. Glenrothes boasts its very own 18-hole Golf course and both Primary and Secondary schooling are available. For the commuter the A92 allows swift access to Edinburgh and there are railway stations at both Thornton and Markinch.







**SITUATION – Glenrothes**

**ENTRANCE HALLWAY**

**OPEN PLAN LOUNGE/DINER**

19'5" x 11'3" (approx) (5.93m x 3.43m (approx))

**KITCHEN**

9'7" x 7'10" (approx) (2.94m x 2.40m (approx))

**STAIRS TO UPPER LEVEL**

**BEDROOM 1**

14'8" x 10'2" (approx) (4.49m x 3.11m (approx))

**BEDROOM 2**

11'4" x 8'9" (approx) (3.47m x 2.68m (approx))

**BATHROOM**

**FRONT & REAR GARDEN GROUNDS**

**ON STREET PARKING**

**INFORMATION**



## Information

These particulars are prepared on the basis of information provided by our clients. We have not tested the electrical system or any electrical appliances, nor where applicable, any central heating system. All sizes are recorded by electronic tape measurement to give an indicative, approximate size only. Prospective purchasers should make their own enquiries – no warranty is given or implied. This schedule is not intended to, and does not form any contract.

## FREE Valuation

### Selling Your Home?

Choose first for homes - a highly experienced estate agency team you can trust to sell your home at the highest possible price. Offering fantastic savings on selling fees, with no compromise on service, free professional photography highlighting your home in its best light, first for homes will be your first choice. Contact us today to arrange your appointment.



**first for trust**

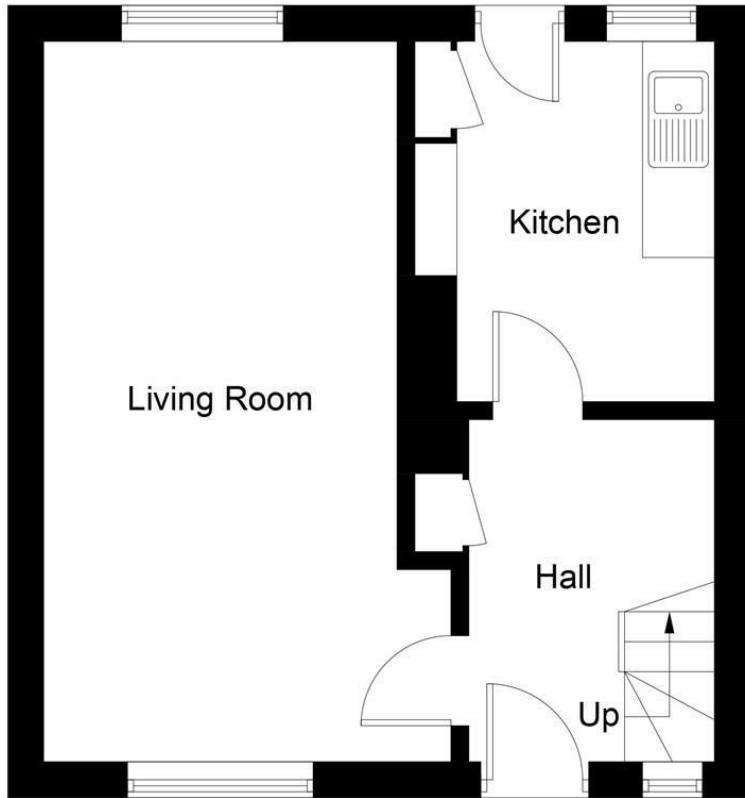


**first for service**

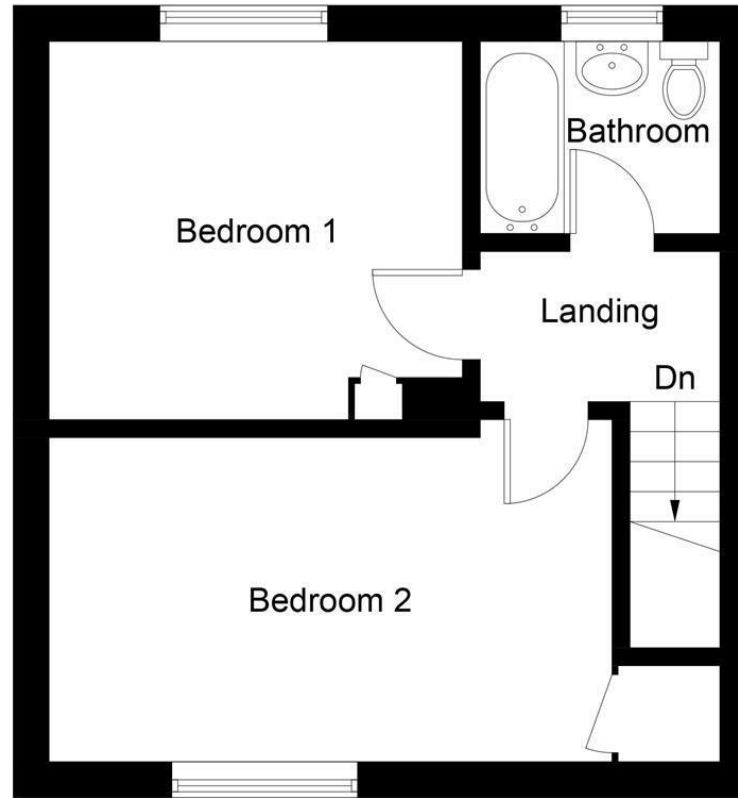


**first for aftercare**

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**Ground Floor**



**First Floor**

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