



Ivy Cottage, 11 Main Street, Dunfermline
Offers over £294,995

11 Main Street, Dunfermline

Stunning Extended 3 Bedroom Semi-Detached Cottage With Double Garage, Mono-Block Driveway For Up To 10 Cars, Extensive Beautiful Garden Grounds With Picturesque Views! Situated In The Beautiful Village of Saline On The Outskirts Of Dunfermline, Fife!

Allan England's award winning team at first for homes are proud to welcome to the market this stunning extended 3 bedroom semi-detached cottage situated in the desired village of Saline on the outskirts of Dunfermline Fife! On offer with this beautiful property is a double garage, large mono-block driveway with ample parking for up to 10 cars! The extensive, sunny garden grounds and complimentary picturesque views just amplify how desirable this home really is. This bright and spacious property offers all-on-the-level living accommodation comprising: front porch, entrance hallway, stunning lounge with oak flooring and patio doors leading to the conservatory, extended conservatory with double patio doors leading to the rear garden grounds, large family breakfasting kitchen with bi-folding doors providing another access to the stunning rear garden grounds, utility room with space for both washing machine and tumble dryer, bedroom 1, master en-suite, bedroom 2, bedroom 3 and large family bathroom with overhead shower.

Externally the property provides a generous sized double garage/workshop and mono blocked driveway to provide ample parking for upto 10 cars with further parking to the rear. The stunning garden grounds and views are what separate this exceptional family home from the rest! Look no further we have found your next home! Early viewing is highly advised to fully appreciate all this beautiful home has to offer.

HOME REPORT VALUE £310,000

EPC RATING C

COUNCIL TAX BAND E

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Dunfermline has excellent amenities and commuter links and provides easy access onto the major routes including the M90 and Forth Road Bridge. There is an extensive range of retail shopping, complimented by a range of leisure facilities including a leisure pool, multi screen cinema, ten-pin bowling and sports centres. Dunfermline also provides a full spectrum of educational establishments including nursery, primary and secondary schools.

- Stunning Extended 3 Bedroom Semi Detached Cottage
- Fantastic Garden Grounds
- Beautiful Views
- Conservatory
- Utility Room
- Double Garage
- 10 Car Driveway With Further Parking To Rear
- EPC Rating - C
- Council Tax Band - E
- Home Report Value- £310,000













SITUATION – Dunfermline

ENTRANCE HALLWAY

LOUNGE

18'11" x 13'8" (approx) (5.77m x 4.18m (approx))

EXTENDED CONSERVATORY

14'10" x 12'0" (approx) (4.53m x 3.68m (approx))

BREAKFASTING KITCHEN

17'2" x 15'5" (approx) (5.25m x 4.71m (approx))

UTILITY ROOM

11'10" x 8'10" (approx) (3.61m x 2.71m (approx))

BEDROOM 1

18'6" x 13'3" (approx) (5.64m x 4.04m (approx))

MASTER EN-SUITE

11'8" x 7'5" (approx measured at widest point) (3.57m x 2.27m (approx measured at widest point))

BEDROOM 2

13'6" x 6'7" (approx) (4.14m x 2.02m (approx))

BEDROOM 3

13'6" x 6'7" (approx) (4.14m x 2.01m (approx))

FAMILY BATHROOM

8'8" x 6'1" (approx) (2.66m x 1.86m (approx))

DOUBLE GARAGE/WORKSHOP

26'2" x 24'7" (approx) (8.00m x 7.50m (approx))

LARGE DRIVEWAY REAR

8-10 CAR DRIVEWAY TO FRONT

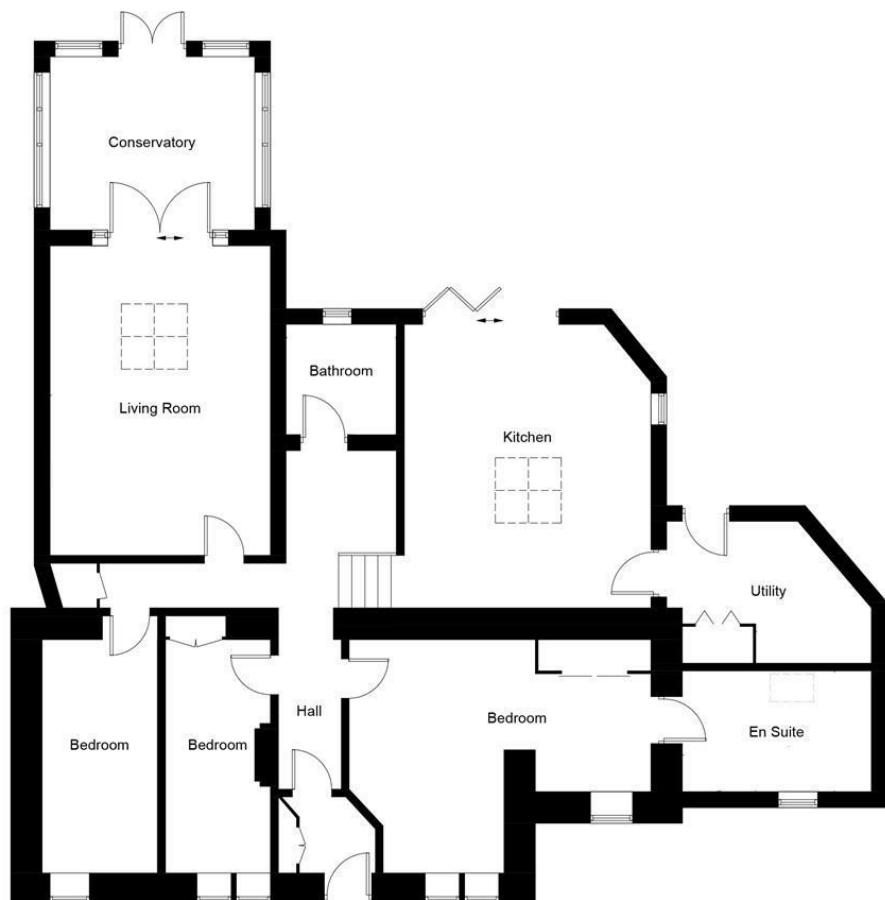
GARDEN GROUNDS

INFORMATION

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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.



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