

GARVOCK HILL DUNFERMLINE | OFFERS OVER £290,000

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# GARVOCK HILL

## DUNFERMLINE

£290,000

Enjoying a prime location within the highly sought-after Garvock Hill area of Dunfermline, this traditional 3 bedroom Detached Bungalow offers a rare opportunity in today's market for those seeking a comfortable family home or a convenient single-level living space.

Set on an impressive plot, the Bungalow boasts superb gardens and grounds, ideal for outdoor enjoyment and relaxation. The extensive driveway offers parking for up to six vehicles, complemented by a detached garage, making it perfect for families with multiple cars or those who enjoy outdoor hobbies.

While the Bungalow does require some upgrading, this is reflected in the attractive asking price, presenting an excellent opportunity for buyers looking to personalise their new home.

### DESCRIPTION

Upon entering, you are greeted by a welcoming reception hall that leads to a spacious lounge, complete with a feature open fireplace, perfect for cosy evenings. The south-facing sun room invites natural light, creating a warm and inviting atmosphere. The kitchen/dining and bathroom are functional and the property features three well-proportioned bedrooms, including a thoughtfully converted upper-level double bedroom, providing ample accommodation for families or individuals alike.

With the added benefits of gas heating and double glazing, this property is both practical and inviting. Don't miss your chance to make this home your own in one of Dunfermline's most desirable locations.

### LOCATION

Situated in the ever-popular Garvock Hill, the property enjoys an enviable setting close to highly regarded schools, local amenities and excellent transport links, including easy access to the M90 and Dunfermline's railway stations, making it ideal for commuters while enjoying the benefits of a well-established residential neighbourhood.

Conveniently located within walking distance of a variety of amenities, including shops, bars, restaurants, and leisure facilities, the property is just a 15-minute stroll from the vibrant city centre of Dunfermline.

### KEY FEATURES

- Detached Bungalow With Attic Conversion
- Generous Mature Garden Grounds
- Spacious Lounge
- Sun Lounge
- Kitchen/Dining
- 3 Excellent Double Bedrooms
- Family Bathroom
- Gas Heating & Double Glazing
- Large Detached Garage With Inspection Pit
- A Rare Find In This Price Range

### GARDENS & GARAGE

Occupying a generous plot, the property benefits from private, mature garden grounds with areas of laid-to lawn and seating areas that will delight all who view. A generous sweeping driveway provides ample off-street parking for up to 6 cars, and the property also boasts a large detached garage with vehicle inspection pit.

### EXTRAS

All floor coverings, blinds, bathroom and light fittings are included in the purchase price.

### ARRANGE A VIEWING

Viewing by appointment. Call your local Professional Estate Agent, Colin Jenkins to see this property today. 01383 699 000.

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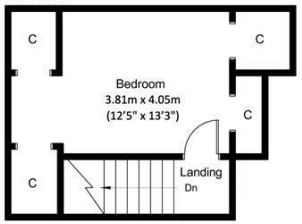
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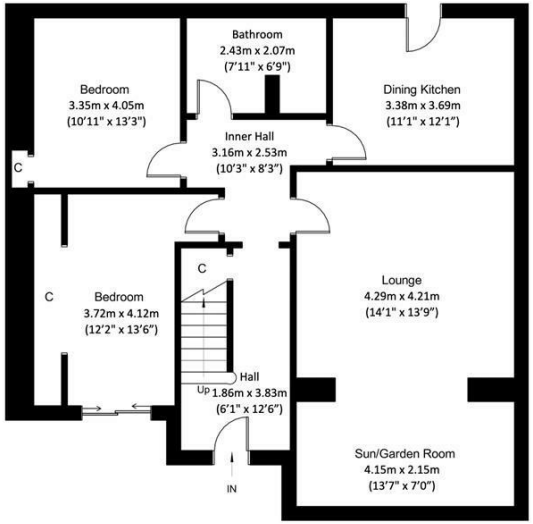
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Attic Floor

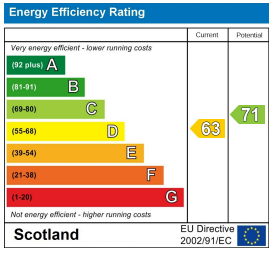


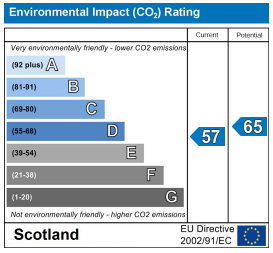

Ground Floor




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Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.




**To view this property call Colin Jenkins on 0800 999 1565**


















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