



GILSON GRAY

LAW • PROPERTY • FINANCE

28 KINGSTON ROAD

Kirkcaldy, Fife, KY2 6FE



Forming part of a modern development in Kirkcaldy, this generous detached house offers two reception rooms, a large breakfasting kitchen, three bedrooms, an en-suite shower room, a bathroom, and a separate WC, plus a landscaped garden with a cabin, an attached garage, and a private driveway. The home is beautifully presented inside and out and is brought to market in a true move-in condition. It is sure to appeal to a wealth of buyers and lies close to local amenities and transport links.

Extras: Integrated appliances comprising a double oven, hob, extractor hood, as well as two fitted fireplaces will be included in the sale. Please note, no warranties or guarantees shall be provided for the appliances.



FEATURES

- Generous detached house in Kirkcaldy
- Part of a modern development
- Immaculate, contemporary interiors
- Entrance hall with WC
- South-facing living room
- Dining room
- Stylish breakfasting kitchen
- Three double bedrooms (all with storage)
- One en-suite shower room
- Separate family bathroom
- Landscaped rear garden with cabin
- EPC rating - C
- Council Tax Band - E





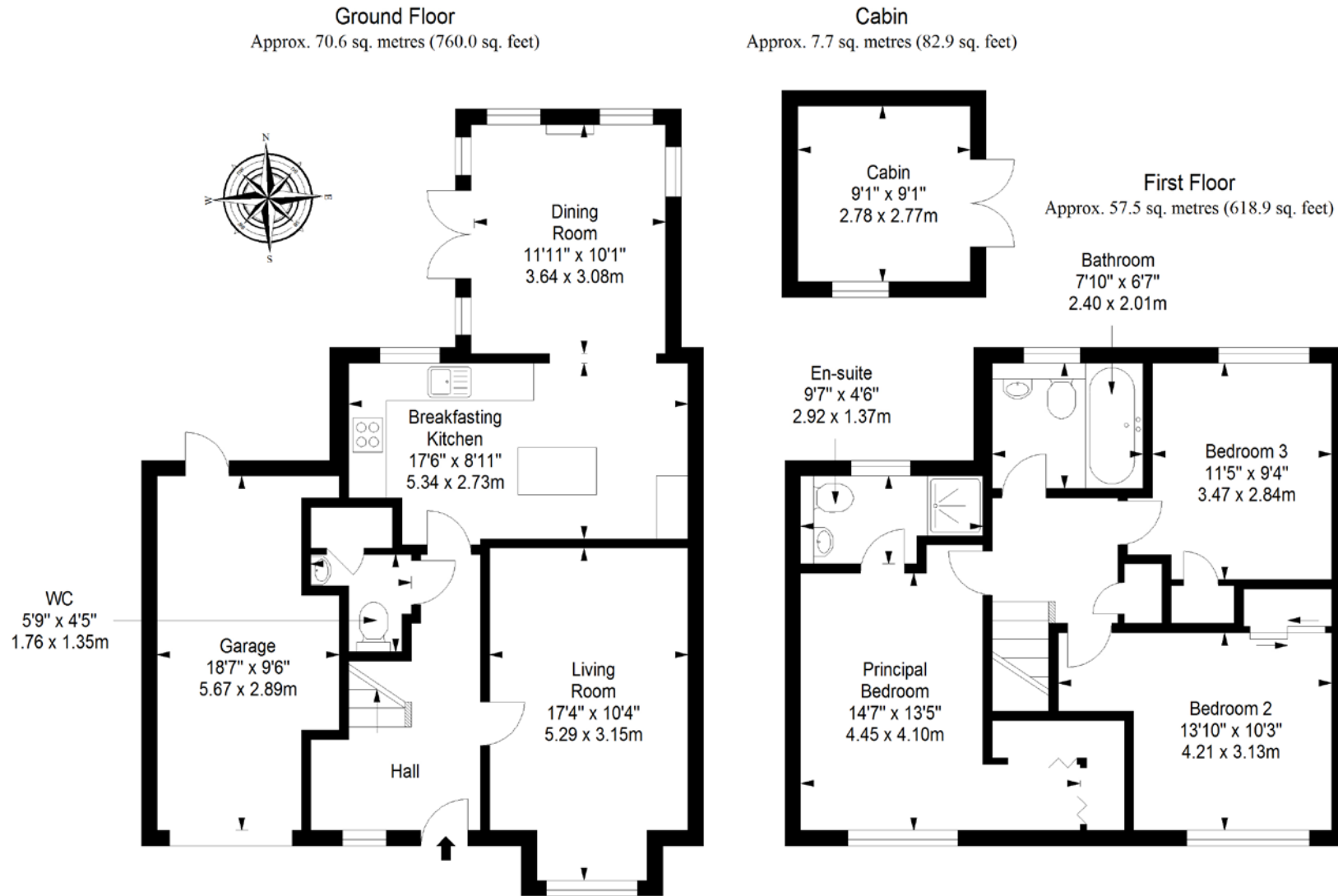


“ONE EN-SUITE SHOWER ROOM, SEPARATE FAMILY BATHROOM & LANDSCAPED REAR GARDEN WITH CABIN”





FLOORPLAN



Total area: approx. 135.8 sq. metres (1461.8 sq. feet)



GILSONGRAY.CO.UK

EDINBURGH

29 Rutland Square
EH1 2BW
0131 516 5366



GLASGOW

160 West George Street
G2 2HQ
0141 530 2021



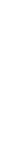
EAST LOTHIAN

33 Westgate
EH39 4AG
01620 893 481



DUNDEE

2 West Marketgait
DD1 1QN
01382 201 000



BORDERS

01890 880 008



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