



Morgans

PROPERTY

41 Dalgety Gardens, Dalgety Bay, KY11 9LF

Offers Over £280,000



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Welcome

DESCRIPTION

We are delighted to bring to the market this lovely three bed detached home situated in popular residential estate within the bay with schooling and amenities nearby. The landscaped gardens and grounds are well maintained with decked area and woodland backdrop providing privacy. The accommodation is well presented and briefly comprises entrance hall, wc, lounge, dining room with patio doors to gardens and modern fitted kitchen on the ground floor. On the upper level there are three bedrooms (two with storage) and shower room. Access to attic. Driveway for several vehicles leads to single detached garage. The property is double glazed with gas central heating.





EXTRAS INC IN SALE / AGENTS NOTES

All floor coverings, blinds, bathroom fittings together with integrated appliances.

From 1st February 2022, residential properties in Scotland are required by law to have installed a system of inter-linked smoke alarms, carbon monoxide detectors and heat detectors (the “inter-linked system”). No warranty is given that any interlinked system has been installed in this property and interested parties should make their own enquiries.





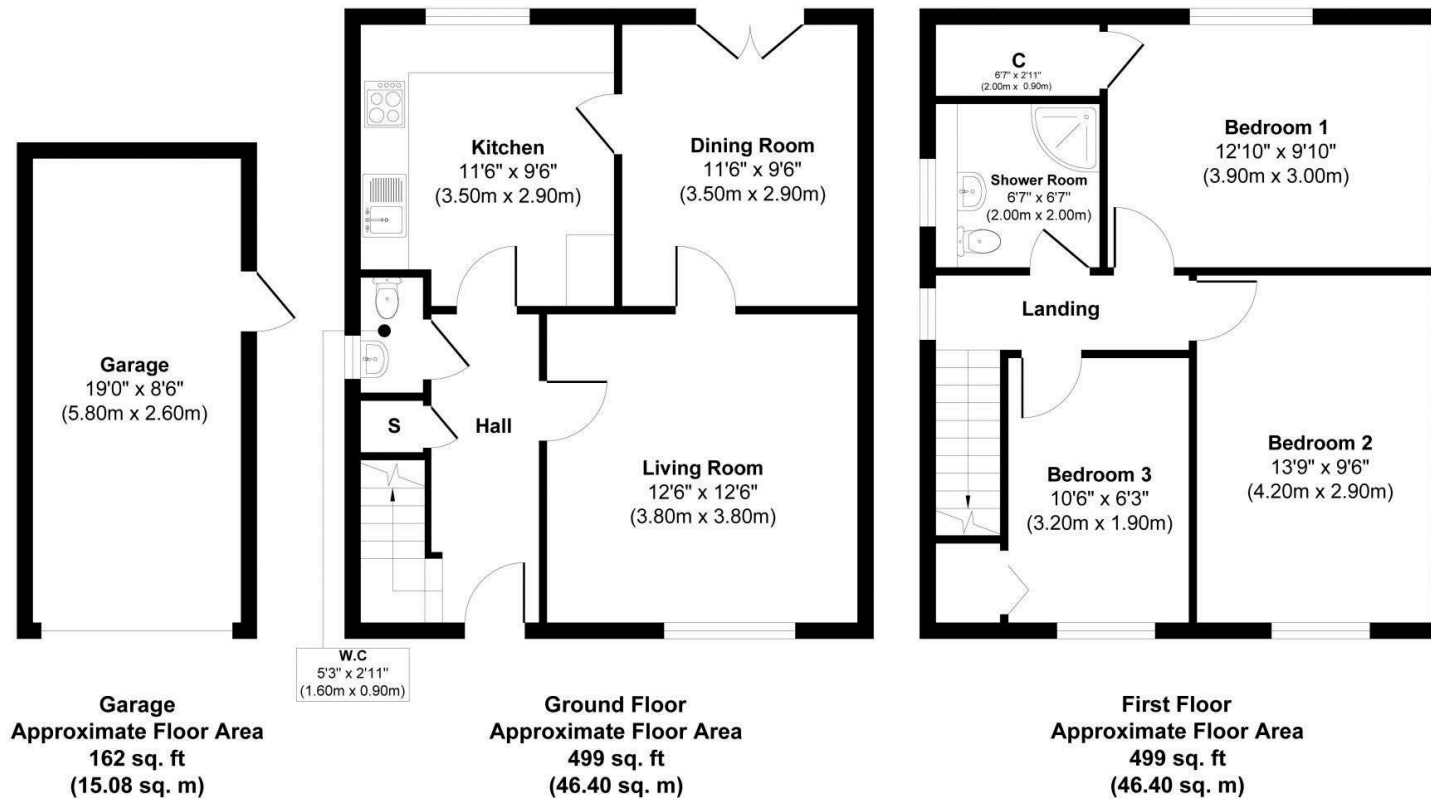
Dalgety Bay

Dalgety Bay is situated on the Forth Estuary approximately five miles to the southeast of Dunfermline. The well-established community provides a wide range of local shopping and recreational facilities including supermarkets, leisure centre, restaurants/ bars and primary schooling. Secondary schooling can be found in nearby Inverkeithing. Dalgety Bay is an ideal base for commuters with excellent public transport links to Edinburgh and close proximity to the A90, M90 motorway network. In addition the railway station provides regular links to Edinburgh and other neighbouring towns which is only a short walk away.

Morgans Property Package

We provide the complete buying and selling package including a comprehensive estate agency service and full legal service. For a FREE PRE-SALE VALUATION, estimate and market appraisal without cost or obligation, contact us.





Approx. Gross Internal Floor Area 1160 sq. ft / 107.88 sq. m (Including Garage)

This floor plan is for illustrative and marketing purposes only and is to be used as a guide only. No details are guaranteed on measurements, floor areas, or orientation and do not form any agreement. No liability is taken for error, omission or misstatement. A party must rely upon its own inspection(s). Created by 9AM Media



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AGENTS NOTE These particulars do not form part of any contract and the statements or plans contained herein are not warranted nor to scale. Approximate measurements have been taken by electronic device at the widest point. Services and appliances have not been tested for efficiency or safety and no warranty is given as to their compliance with any Regulations. No movable items will be included in the sale.