



## Percival Street, Kirkcaldy, KY2

**Offers Over £87,500**

### Full Description

Very well presented and centrally located 2 bed upper cottage flat with generous dining kitchen, modern shower room, garden and private drive.

This generously proportioned and centrally located flat features a large modern dining kitchen with an array of units and plenty space for free-standing furniture. It also benefits from a modern, tiled shower-room with heated towel rail. The house is completed with a bright, airy lounge and 2 double bedrooms. You will find plenty of wardrobe and storage space throughout the flat, as well as a generous attic which is accessed from a hatch in the hallway. The property enjoys a well laid-out and sunny back garden, with shed remaining. There is also an additional external store-room. The flat boasts a private driveway for off-street parking.

This property is centrally located, with good amenities close-by, including the train station which is a stroll away. The town centre with The Adam Smith theatre, museum, leisure complex, parks, beaches and a selection of retail shops, restaurants and bars is a very short distance off. Victoria Hospital is also close-by. The A92 and Fife Central Retail Park are quickly accessible and Edinburgh Airport is just 20 miles by car, making the property an excellent choice for the busy commuter.

### Features

- Off Street Parking

### Contact Us

#### Fords Daly

First Floor, Lomond House, John  
Smith Business Park, Grantsmuir  
Road,  
Kirkcaldy  
Fife  
KY2 6NA  
T: 01592 640630  
E: [info@fdlegal.co.uk](mailto:info@fdlegal.co.uk)

