



## Station Road, Kirkcaldy, KY1

**Offers Over £243,999**

### Full Description

Cherished 4 bed detached villa with generous living and bedroom accommodation, plus garage, drive and lovely gardens with open country aspects to rear.

This charming and immaculately presented family home will not fail to impress the most discerning viewer. Situated at the east end of Station Road, this property is very close to Thornton Golf Course and enjoys a semi-rural location, while being close to excellent road links and the nearby train station. Thornton is set between Glenrothes and Kirkcaldy and the village itself benefits from nursery and primary education facilities, whilst falling in the catchment area for Auchmuty High School in Glenrothes. There are private schools within commuting distance, including Dollar, Edinburgh, Dundee and St Andrews. The village itself boasts very good local amenities including retail outlets and the public park. The property is a short drive to Fife Central Retail Park in Kirkcaldy as well as an excellent variety of specialist shopping centres, shops and retail parks in nearby Fife towns and slightly further afield in Perth, Dundee and Edinburgh. There is an extensive recreation facility a five minute drive away at the Glenrothes Michael Woods Sports Centre and another in Kirkcaldy town centre. The surrounding Fife countryside is ideal for outdoor pursuits including Cluny Clays Outdoor Activity Centre, the

Lomond Hills Regional Park, Balbirnie Park in Markinch, Riverside Park, Glenrothes and Beveridge and Ravenscraig Parks in Kirkcaldy. For entertainment the Adam Smith Theatre is nearby in Kirkcaldy and The Rothes Centre is in Glenrothes, as well as a Museum in Kirkcaldy. A wide variety of local water sports is available in nearby East Neuk coastal towns and the historic village of Falkland, once home to Mary Queen of Scots, is just a fifteen minute drive away. There is an abundance of Golf Courses nearby including Balbirnie, Kirkcaldy, Leven and further afield towards St Andrews, home of golf. The property is well placed for transportation routes with very quick and easy access to the motorway system allowing major towns in Fife, Dundee, Edinburgh, Perth and beyond to be reached within a comfortable drive. There is a local extensive bus service across Fife and beyond. Thornton benefits from its own Railway Station, connecting it to Edinburgh, Dundee and Aberdeen. Edinburgh Airport is accessible by motorway and a mere thirty five minute drive away.

This is a spacious family home in pristine condition throughout, set within lovely, generous landscaped gardens and set in a quiet location. The property has been maintained to a high standard throughout. The spacious and versatile accommodation is spread over two floors and the double garage is accessed via an internal door from the utility room.

Accommodation is set over two levels and comprises: Lower level: Open plan family room / dining / kitchen with an array of appliances; utility room; cloaks / WC; master bedroom with dressing area and en-suite shower-room. Moving upstairs you will delight in the spacious, bright lounge with vaulted ceiling, French doors and balcony with elevated views overlooking the Fife countryside. 3 further double bedrooms and a family bathroom with separate shower cubicle complete the accommodation on the upper level. Externally, there are well kept, mature gardens to the front and rear, as well as a Double Integral Garage and a generous mono-block driveway for plenty readily available off-street parking. Full GCH & DG.

Home Report Value £245,000



## Contact Us

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