



47 Maitland Street, Dunfermline, Fife, KY12 8AF

Tastefully Presented Three/Four Bedroom, Semi-Detached Villa with a Private Garden

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Property Description

Tastefully presented, spacious and flexible three/four bedroom, semi-detached period stone-built villa with a private garden. Located on a quiet side street of a desirable residential area, just east of Dunfermline city centre, Fife.

Comprises a vestibule, hallway, living room, dining room, bedroom/family room, kitchen, three bedrooms and a bathroom.

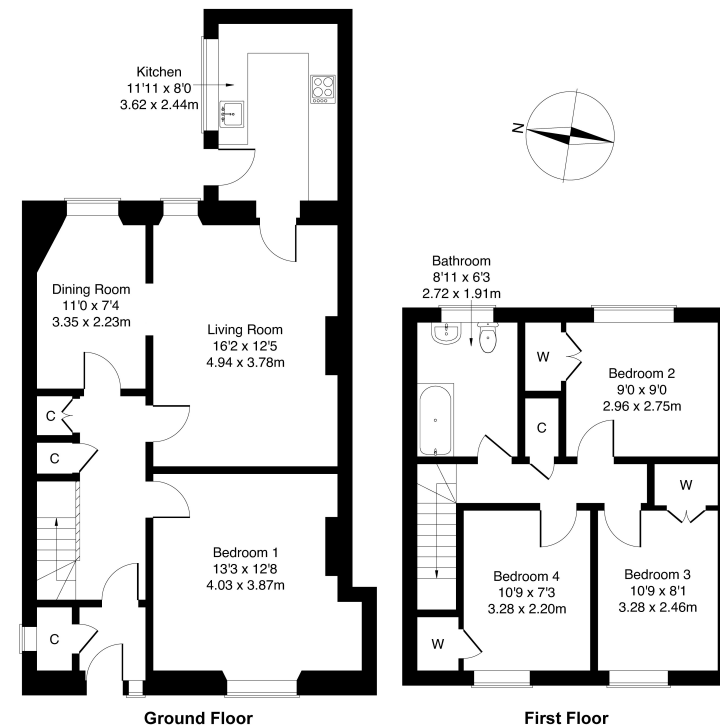
Featuring generous living spaces and retention of a wealth of charming period details, combined with a modern fitted kitchen and bathroom. Highlights include period cornice work and feature fireplaces, modern double glazing and gas central heating, and good storage space.

Secluded to the rear, a good-sized garden includes a lawn, patio and a storage shed, whilst at the front is ample unrestricted street parking.

A welcoming entrance leads you into the property, with the hallway providing direct access to the dining room, finished with contemporary flooring throughout. The living room is set just off to the side, continuing with the matching flooring and featuring a charming fireplace that creates a warm and inviting atmosphere. The kitchen has been finished to a modern standard, boasting sleek worktops with a stylish splashback, a sink with drainer, as well as space for additional appliances.

Before heading upstairs, there is bedroom one, finished to a beautiful standard and featuring a fireplace, allowing the space to feel warm and inviting. Heading upstairs leads you to the first floor, providing further access to all other bedrooms, finished with light and tasteful décor throughout, with each bedroom further benefiting from fitted wardrobes, ideal for additional storage space. Completing the property is the family bathroom, which is finished with a three-piece suite, including a shower over the bath and a ladder-style radiator.

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Legal Disclaimer : Floor-plan and measurements are for illustrative guidance only, and not intended to form part of any contract.

Area Description

Dunfermline is a vibrant and historic city, the largest in Fife, and highly popular with commuters due to its excellent transport connections. The nearby M90 motorway offers direct routes to Edinburgh, Perth, and Dundee, while Dunfermline Railway Station provides regular train services to Edinburgh, making it ideal for daily commuting. The city boasts a diverse range of shopping options, including the Kingsgate Shopping Centre, Halbeath Retail Park, and several major supermarkets such as ASDA. A thriving community spirit is supported by a wide variety of amenities, leisure

facilities, and well-regarded educational institutions, including Fife College. Residents also benefit from an excellent selection of green and outdoor spaces, most notably the expansive and picturesque Pittencrieff Park, alongside Townhill Park and Dunfermline Public Park, offering plenty of opportunities for recreation and relaxation. An excellent local bus network and the Park and Ride facility at Halbeath further enhance Dunfermline's accessibility.





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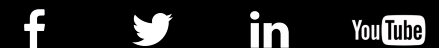
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