

Thorntons
The right way to move

15 Eden Park

Cupar, Fife,
KY15 4HS

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Property Summary

Set on a generous corner plot in Cupar, this detached bungalow offers good presentation, single-storey living and private wrap-around gardens, combining everyday practicality with the ease of mobility that comes from having all accommodation on one level. With three bedrooms, a detached garage and drive, secure garden areas and no onward chain, it is likely to appeal to a broad range of buyers. A welcoming hall with built-in storage leads to a spacious living and dining room filled with natural light. The fitted kitchen is arranged for everyday convenience, with a useful serving hatch and direct access outside. Three comfortable bedrooms provide flexibility for family, guests or home working and are served by a modern shower room, while gas central heating, double glazing and off-street parking add further practicality.

Extras: All fitted floor and window coverings, light fittings and integrated appliances are included in the sale.

Features

- Detached modern bungalow in an established Cupar setting
- Occupying a generous corner plot
- Good condition and a practical layout
- Single-storey accommodation for ease of mobility
- Entrance hall with useful built-in storage
- Spacious living and dining room with broad windows
- Fitted kitchen with serving hatch and outside access
- Three flexible bedrooms for family, guests or study
- Modern shower room
- Private wrap-around gardens with secure sections
- Detached garage and private driveway parking
- Gas central heating, double glazing and no onward chain



















Click here to take a virtual tour











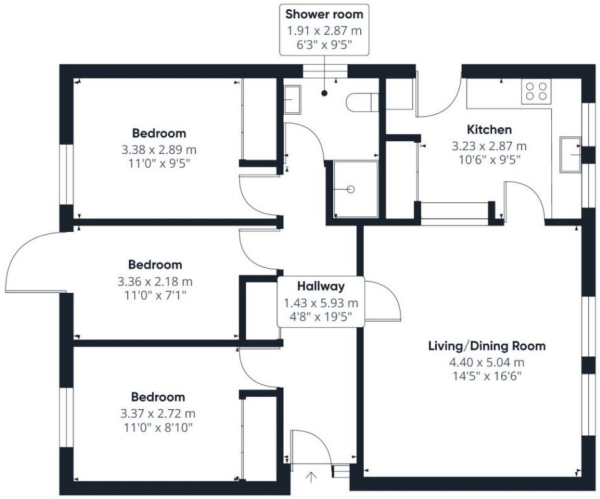
Cupar, Fife

Set in the picturesque countryside of northeast Fife is Cupar, a former royal burgh, lying around 20 minutes' drive from Dundee and St Andrews. The historic and upmarket town of Cupar offers a wealth of shops, supermarkets, pubs and restaurants, and excellent indoor and outdoor leisure facilities. Cupar Sports Centre provides a gym, a timetable of fitness classes, a swimming pool, a sports hall, squash courts, and football pitches.

In contrast, the picturesque countryside surrounding the town provides the perfect backdrop for scenic strolls, cycles, runs, and dog walks, and for those who enjoy a round of golf, Cupar Golf Club is on the edge of the town and Elmwood Golf is nearby. Wee Kingdom Café and Soft Play are perfect for keeping the children entertained, alongside a number of outdoor parks and playgrounds, and a skatepark.

The town also offers primary and secondary education at Castle Hill Primary School and Bell Baxter High School, respectively, with St. Andrews University only a short drive away. Cupar also benefits from fantastic links, making it easy to travel by bus, rail, or car.

Floorplan



Main Floor Building 1



Main Floor Building 2

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Approximate total area(1)

93.2 m²

1003 ft²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

PROPERTY STUDIOS

While these Sales Particulars are believed to be correct, their accuracy is not warranted and they do not form any part of any contract. All sizes are approximate.



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