



Morgans

PROPERTY

32 Wallace Crescent, Saline, KY12 9TN

Offers Over £285,000







Modern and stylish detached family home by Allanwater Homes offered in excellent move in condition. This is a superb purchase within The Views Estate in Saline, a sought after village location within walking distance of local amenities and schooling. The subjects occupy an enviable corner plot within the estate offering privacy and countryside views. The property briefly comprise entrance hallway with storage, lounge, family room, dining kitchen, utility room and w.c facilities on the ground floor. On the upper level there are four bedrooms with master en-suite and family bathroom. There are fully enclosed landscaped gardens, with superb patio area perfect for al fresco entertaining whilst providing a child and pet safe environment. Driveway with four parking spaces and visitors parking. The property is double glazed with gas central heating.





LOCATION

The property is located in the popular semi rural village of Saline with a long history, lying approximately six miles north west of Dunfermline. The village of Saline provides ample everyday facilities to include one shop, post office, primary school, and golf course. Well placed for Ochils, Trossachs etc and recreational pursuits. Close to Dollar and Dollar Academy. Regular transportation is available into Dunfermline itself where extensive facilities can be found such as the Kingsgate covered Shopping Centre, secondary schooling, leisure services together with bus and railway stations. The Forth Road Bridge and Kincardine Bridge are both within easy reach making this area an ideal commuter base to most parts of central Scotland either by rail or road.

EXTRAS INC IN SALE / AGENTS NOTE

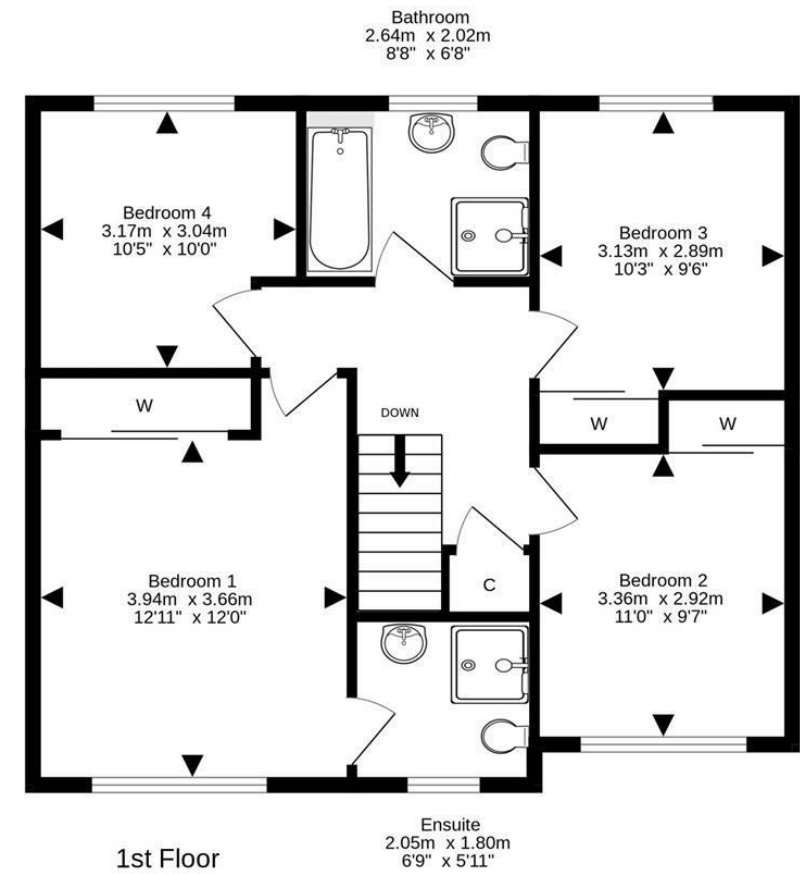
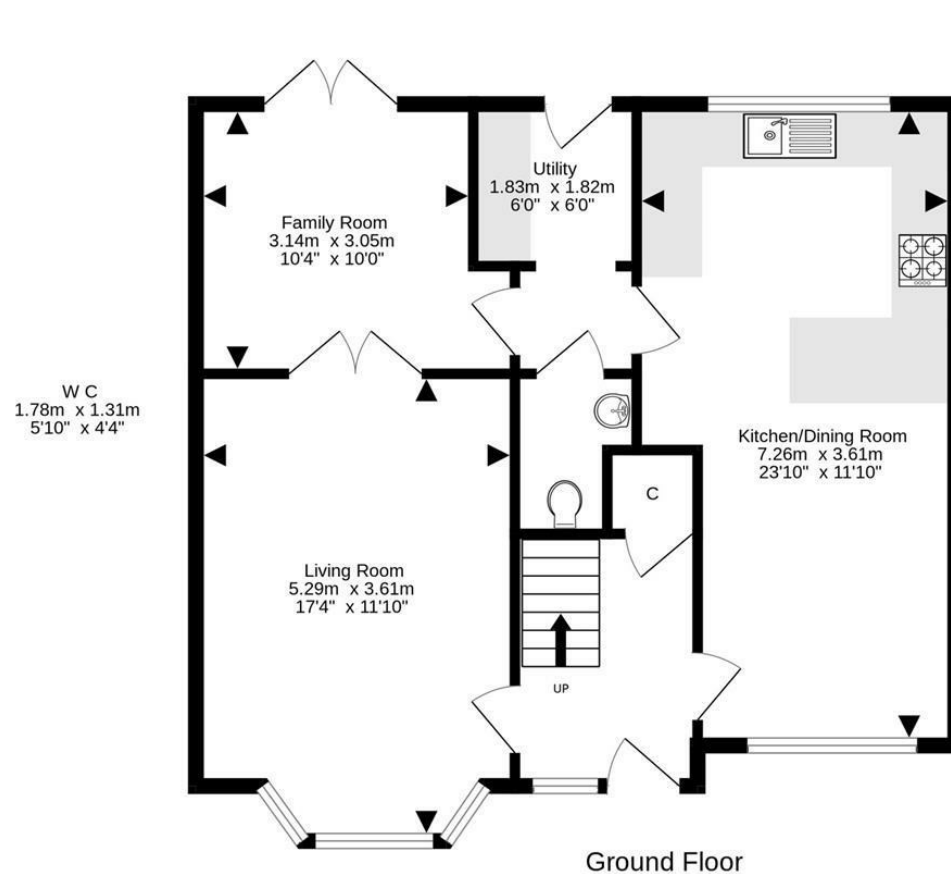
All floor coverings, blinds, bathroom and light fittings together with integrated appliances and garden sheds.

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 to the interlinked system installed in this property.









For details of the total internal floor area, please refer to the property's Home Report. This plan is for illustrative purposes only and should be used as such by a prospective purchaser.
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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.