



193 High Street, Newburgh, KY14 6DY

Offers Over £135,000



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£135,000**

193 High Street is a spacious terraced B listed villa with a large area of garden grounds to the rear situated within a conservation.

The property is entered from a pend from the High Street where a door leads into the hallway. The lounge offers two windows to the front and electric fire with surround.

The kitchen is fitted with light base and wall units with co ordinating worksurfaces and stainless steel sink and drainer. Gas hob and eye level window. Space for fridge freezer. Hatch through to lounge.

The W.C. offers a sink and W.C. plumbing for washing machine and storage.

A staircase leads to the upper level.

Bedroom one offers a window to the front and fitted mirrored wardrobe facilities.

Bedroom two offers a window to the front and bedroom three offers a window to the rear.

The shower room is fitted with a WC & sink within vanity storage unit. Double shower cubicle with mixer shower.

A staircase gives access to two attic rooms with Velux windows.

To the rear there is a summerhouse which offers

power and light.

There is a large area of garden ground beyond.





- Terraced B listed villa with garden grounds to the rear within a Conservation area
- Entrance hallway
- Lounge
- Fitted kitchen
- W.C.
- Four bedrooms
- Shower room
- Store room
- Summer house with power and light
- Large area of garden grounds to the rear

INCLUDED

All fitted carpets and fitted floor coverings

SERVICES

Mains water, drainage, gas and electricity

VIEWING

By appointment through our Rollos Cupar Office
Telephone: 01334654081

COUNCIL TAX BAND A
EPC RATING:
FLOOR AREA: 1001.00 SQ FT





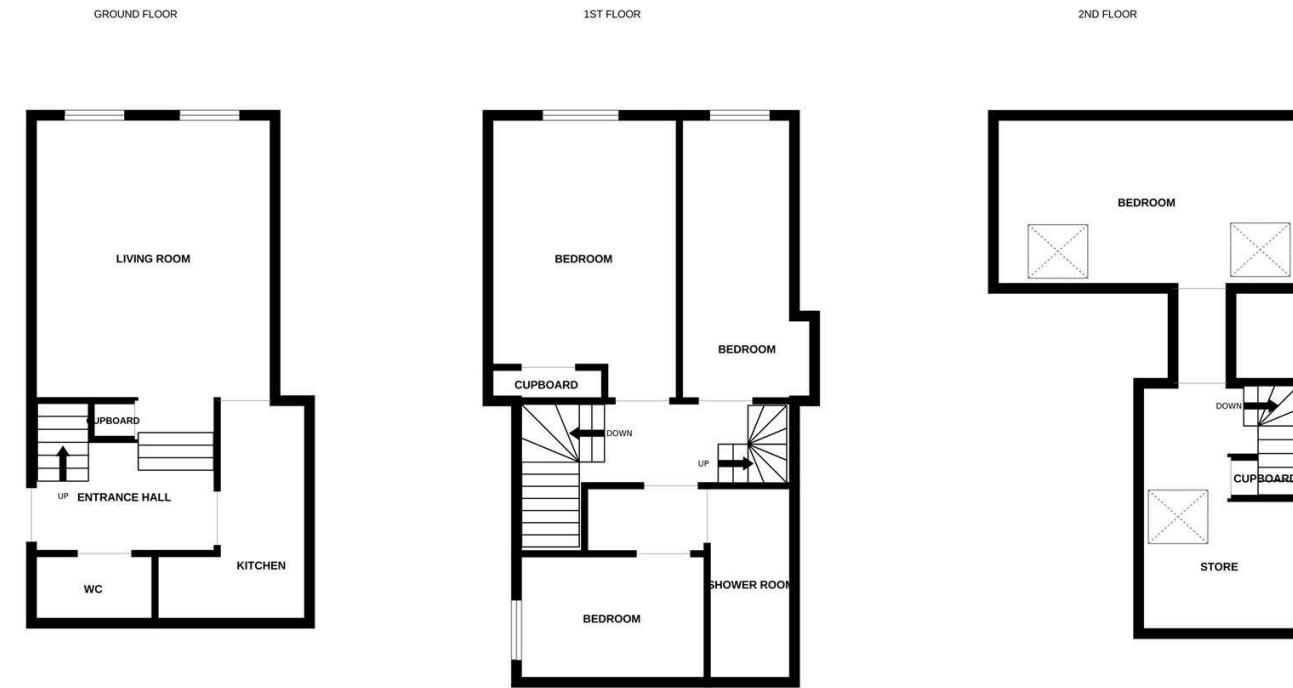


Room Sizes

Approximate measurements

Living Room	13'5" x 15'9"
Kitchen	6'10" x 12'4"
W.C.	6'6" x 3'3"
Bedroom	10'9" x 16'1"
Bedroom	6'4" x 16'1"
Bedroom	8'8" x 6'10"
Shower room	4'9" x 11'0"
Bedroom	16'8" x 9'6"
Store	7'11" x 14'1"





Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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free valuation and quotation
without any obligation.

Contact our Property Department
at any of our offices.