108b Main Street, Coaltown

Glenrothes

Offers Over **£325,000**

innes johnston
PROPERTY

108b Main Street

Coaltown, Glenrothes

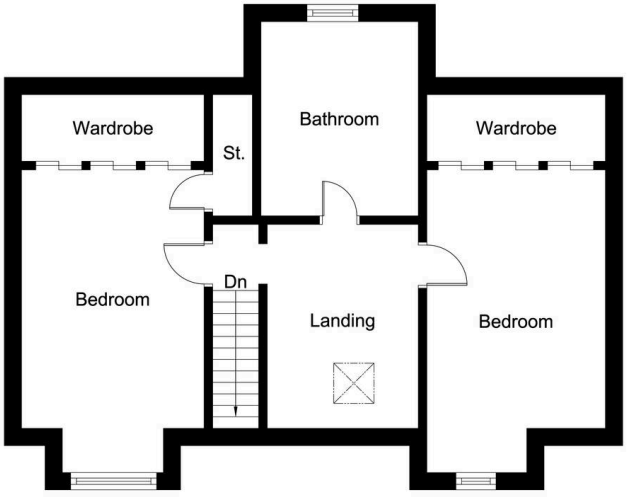
Council Tax band: E

Tenure: Freehold

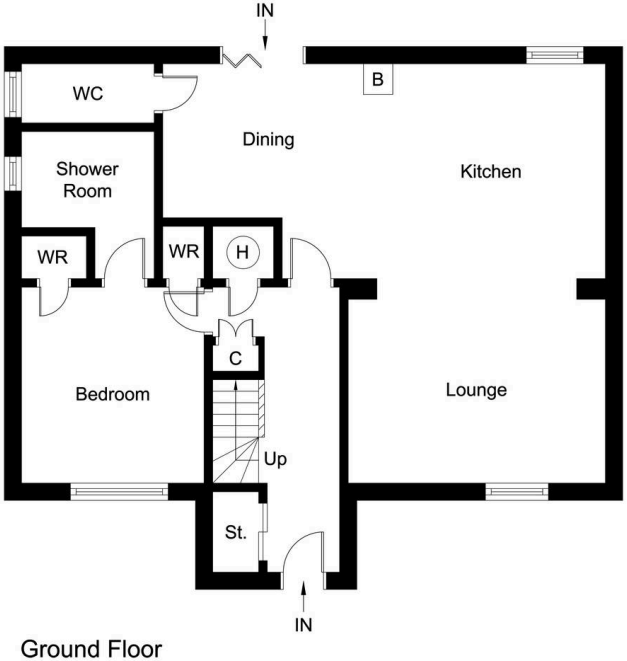
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

Occupying a sought-after position within the charming village of Coaltown of Balgonie, this exceptional detached villa combines outstanding kerb appeal, luxurious contemporary interiors and an impressive level of specification throughout, creating a truly stunning family home. The accommodation comprises a welcoming reception hallway, superb open-plan lounge, luxurious bespoke kitchen fitted with premium integrated appliances, spacious dining area with bi-fold doors, ground floor toilet and beautiful principal bedroom with en-suite shower room. On the upper level you have two further generous double bedrooms and family bath/shower room. A versatile landing provides additional usable space, ideal for a home office, reading area or study nook, whilst high-quality fixtures, fittings and finishes are evident throughout. The property also benefits from gas central heating, double glazing and solar panels, offering enhanced comfort, efficiency and economy. Externally, the property boasts beautifully maintained gardens, a substantial monobloc driveway providing ample off-street parking, a detached double garage and a fabulous garden room offering exceptional versatility as a home office, gym, studio or entertaining space.



First Floor



Ground Floor

Innes Johnston Property

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