



Galbraith

FLAT 14

CALSEY HOUSE, 30 NEWBURGH ROAD, CUPAR,
FIFE, KY14 7BS

- 2nd floor apartment
- Available immediately furnished
- Secure entry system
- No dogs or smokers
- Easy access to Cupar, St Andrews and Perth
- Close to main railway line station in Cupar
- L/L Reg No 1: 103046/250/11420
- L/L Reg No 2: 103048/250/11420
- EER: Band: C(78)

£510 per month



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- **Entrance Hall** 9'7" (2.91) x 7'2" (2.18) x 4'8" (1.41) with carpet and radiator
- **Lounge** 18'6" x 9'3" (5.64m x 2.82m) with laminate flooring and radiator
- **Kitchen/Dining Area** 12'10" x 10'1" (3.9m x 3.07m) with breakfast bar, range of floor and wall units, electric oven and gas hob, fridge freezer, washing machine and laminate flooring and radiator.
- **Bedroom One** 11'5" x 9'10" (3.48m x 3m) - With mirror fronted wardrobe, carpet and radiator.
- **En-Suite Shower Room** 6'9" x 4'8" (2.06m x 1.42m) with WC, wash-hand basin and shower cubicle, vinyl flooring and radiator.
- **Bedroom Two** 12'10" x 8'11" (3.9m x 2.72m) with mirror fronted wardrobe, carpet and radiator.
- **Bathroom** 7'7" x 6'2" (2.3m x 1.88m) with WC, wash-hand basin, bath, vinyl flooring and radiator.
- **Outside** One designated parking space and additional visitors parking

