



49 Morar Street, Methil – KY8 3JA

Leven

Offers Over £72,500





49 Morar Street

Methil, Leven

Spacious main four ground floor flat sold as seen. Award Winning Home Sweet Home Estate Agents Fife are pleased to offer for sale a spacious starter home comprising Entrance Hall - Lounge 4.65m x 3.64m - Three Bedrooms (Bedroom 1 3.49m x 2.71m Bedroom 2 4.08m x 3.31m Bedroom 3 3.5m x 3.0m - Kitchen 3.53m x 2.96 m- Bathroom 2.3m x 1.56m. Benefitting from DG - GCH - EPC C - Home Report £75,000. Garden to front and rear, summerhouse & driveway. "This property is being sold in its present condition and no warranty will be given to any purchaser with regard to the existence or condition of the services or any heating or other system within the property. Any intending purchasers will require to accept the position as it exists since no testing of any services or systems can be allowed. No moveable items will be included in the sale."

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- SPACIOUS MAIN DOOR GROIND FLOOR FLAT
- DG - GCH - EPC C
- HOME REPORT £75,000
- THREE BEDROOMS
- BRIGHT LOUNGE
- KITCHEN - BATHROOM
- SOLD AS SEEN
- FRONT / REAR GARDEN
- DRIVEWAY



GARDEN

Front & rear.

DRIVEWAY

2 Parking Spaces





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	70	75
England, Scotland & Wales		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
	70	76
England, Scotland & Wales		



Illustration for identification purposes only, measurements are approximate,
not to scale. Fourlabs.co © (ID1327279)



home sweet home
estate agents
your local property experts