



Affitto Estate Agents proudly offer to the market this LARGE TWO BEDROOM TOP FLOOR FLAT in a rural location of Cowdenbeath.

This property benefits from electrical central heating through the form of central heating radiators and system, double glazing, a large garden to the side and rear, private access from the side of the building and a very quiet, peaceful and rural location.

County Houses has ample on street parking and is close to all local amenities, major road, transport and bus links and set in a quiet setting in Fordell.

The flat has two double bedrooms, a large lounge, a bright and spacious kitchen as well as a good sized bathroom with a full-size bath tub with a shower over the bath.

Contact us now to avoid disappointment!

LL Reg - 510062/250/17031

LARN2003011

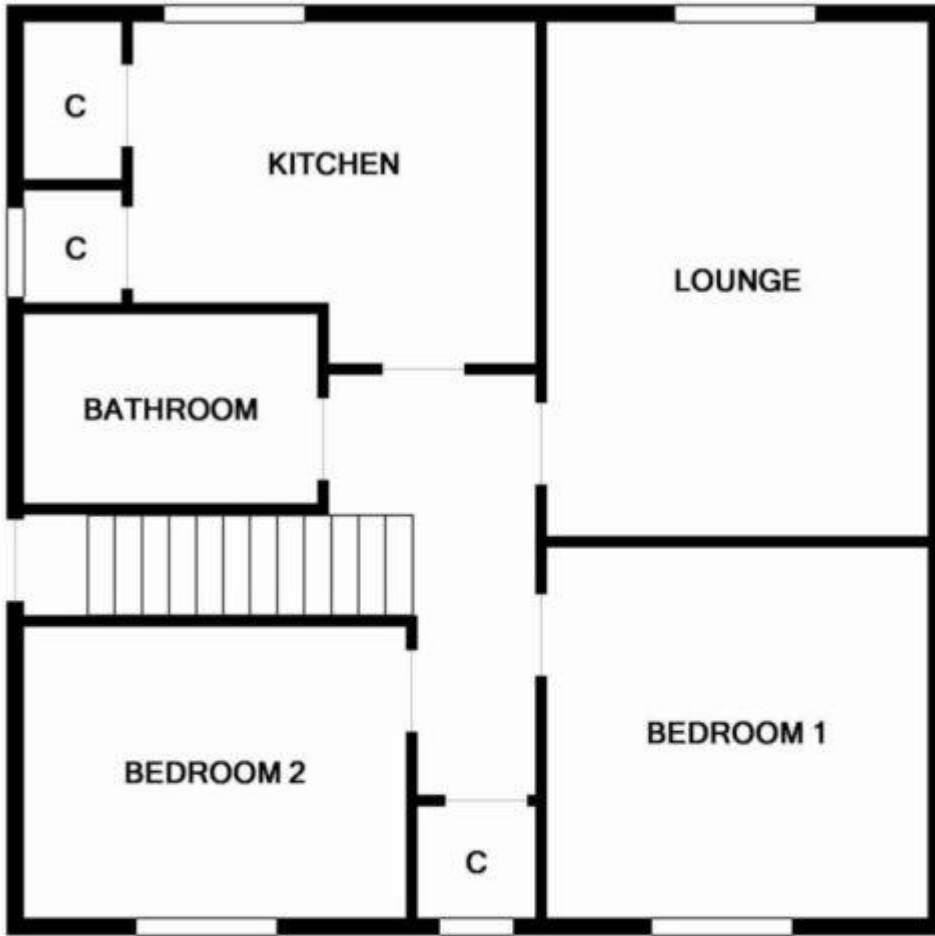
Deposit: £686

Holding Deposit: £126.92

Garden details: Private Garden



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.



Whilst every attempt has been made to ensure the accuracy of the floor plan 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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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G		Very environmentally friendly - lower CO ₂ emissions (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G	
	59		62
	40		47
Not energy efficient - higher running costs EU Directive 2002/91/EC		Not environmentally friendly - higher CO ₂ emissions EU Directive 2002/91/EC	
England & Wales		England & Wales	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂)