

# Riverside, Glenrothes

The Dornoch Plot 20, 4 Bedroom Detached Villa  
with Garage 161.5m<sup>2</sup> plus garage 23.3m<sup>2</sup>

GROUP  
*Lomond*



The Dornoch offers a welcoming entrance hallway with two entrance doors to the impressive open plan family room, one door to the front lounge area and one leading into the kitchen area at the rear. A large, tiled cloakroom/WC (with option to add a shower) is located off the lower hall.

The Kitchen offers access to a utility room fitted with units and space for appliances and an external door.

To the first floor, there is a spacious landing which leads into four double bedrooms, all with fitted wardrobes. Large hall storage cupboard and Family bathroom which comprises of bath with separate shower cubicle, tiled with Porcelanosa tiles and completed by modern sanitaryware and chrome brassware. Master En-suite also with Porcelanosa tiles and modern sanitaryware.

Separate single garage with additional bike/log storage shed located at the rear, freeing up space in the garden!

## Specification

- ✓ Choice of kitchens
- ✓ Neff integrated kitchen appliances
- ✓ Fully tiled bathroom
- ✓ En-suite with choice of Porcelanosa tiles
- ✓ Fitted wardrobes to all bedrooms
- ✓ Electric garage doors
- ✓ Private driveway with garage
- ✓ Oak internal doors
- ✓ Solar PV Panels
- ✓ Brick built storage shed to rear garden

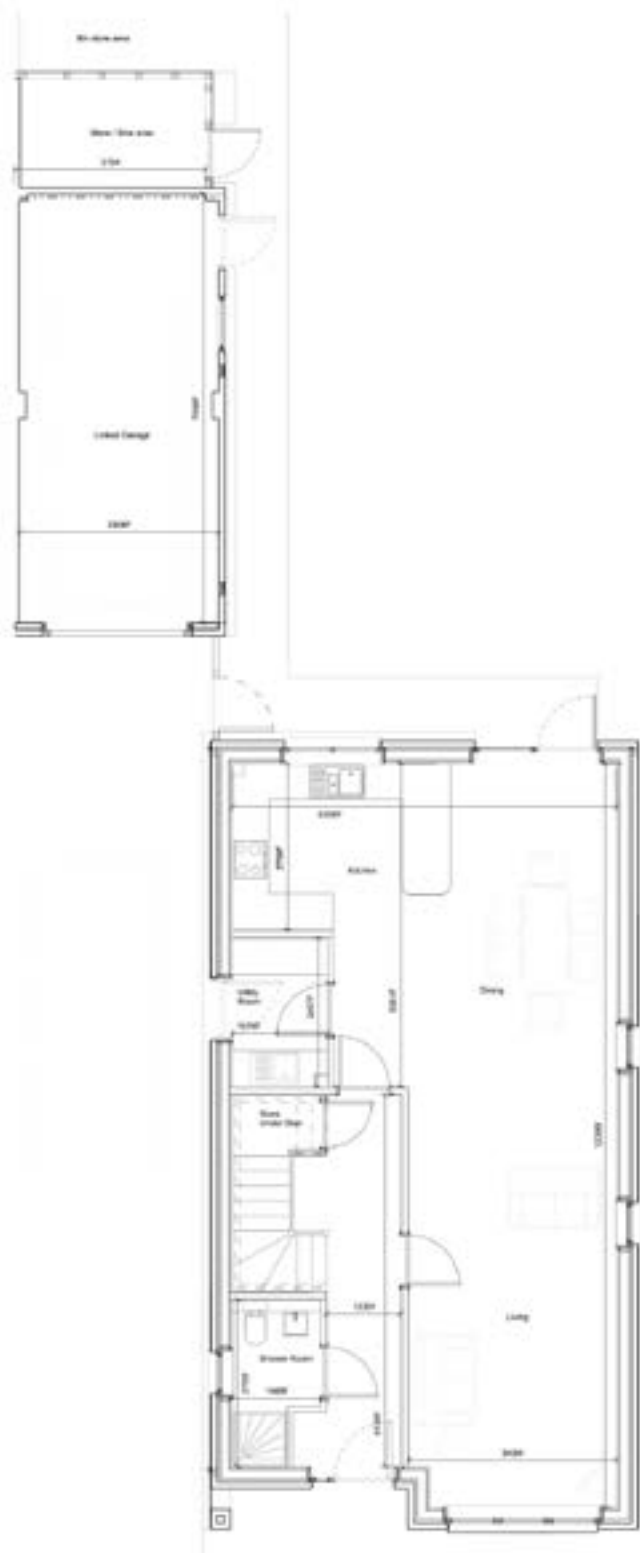
*(updated 07/05/24)*

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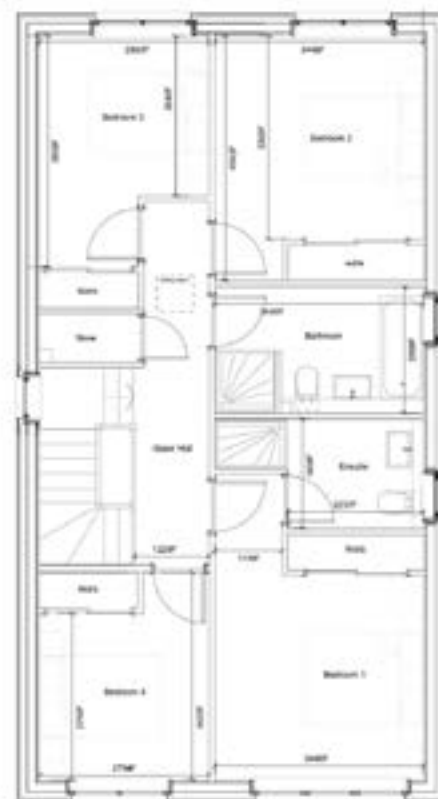
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GROUND FLOOR



FIRST FLOOR