




193 The Barony,  
Windmill Road, Kirkcaldy  
£875 pcm

A main door ground floor cottage apartment within converted former church development. Residents parking, shared gardens. Available UNFURNISHED. Lounge with open plan integrated kitchen. 2 bedrooms with built in wardrobes, bathroom with shower. Gas central heating, double glazing. 242322/230/06291

- Double Glazing
- Fitted Bathroom
- Gas Central Heating
- NO PETS
- Off-street parking
- Residential Parking

# Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> (92-100) <b>A</b>		
(81-91) <b>B</b>	80	81
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>Scotland</b>	EU Directive 2002/91/EC	

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.

Viewing	Strictly by appointment with Abbey Forth Property Management Ltd -
Reference	Head Office Telephone 01383 737748
Additional Information	193tb
	Council Tax Band: C (Fife Council)
	Deposit: £850

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.