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75 Drummond Place, Blackridge

Offers Over £89,995

- Spacious Semi Detached Villa
- 2 Bedrooms
- Conservatory
- Modern Fitted Kitchen
- Countryside Views
- Ideal For Commuting
- Great First Time Buy
- Viewing By Appointment Only



75 Drummond Place, Blackridge

Description

Situated within a quiet cul-de-sac in the village of Blackridge, this south facing, deceptively spacious semi detached villa, is an ideal purchase for the first and second time buyer. Blackridge is situated just a few miles from Armadale and is ideal for commuting to Edinburgh and Glasgow either by car or rail.

The property itself is in walk in condition and finished to a good standard. It further benefits from gas central heating, double glazing, good storage and views towards the countryside. Viewing is by appointment only.

Accommodation

The generous size accommodation is arranged over one and a half levels, the lower level comprises; warm and welcoming reception hallway with a walk in storage cupboard, there is additional storage under the staircase. The spacious lounge has a feature fireplace with an electric fire as the focal point. The lounge is situated to the rear and has views towards the countryside. The conservatory is accessed from the lounge and is currently used as a dining room. French doors gives access to the rear garden. The modern and stylish fitted kitchen has ample storage units with complementary work surfaces. Included in the sale is the "New World" range, which has 8 gas rings and a double oven. To complete the accommodation on the ground floor is the 3 piece family bathroom which has a gas fired shower above the bath.

Both upstairs bedrooms boast fitted wardrobes and in the master bedroom, there is also a fitted dressing table

Outside

There are low maintenance gardens to the front and rear. The garden to the rear is enclosed and has a patio and an area laid to lawn. Both gardens have a mixture of mature trees, shrubs and bushes. Parking is on street.

Local Area

The former mining village of Blackridge lies approximately 3 miles west of Armadale and has shops, a health centre and local Primary School to meet every day needs. The village also has a railway station (opened in 2010) providing services to Edinburgh, Glasgow and many towns in between. Armadale has a greater range of shops and more extensive shopping facilities available in nearby Bathgate and Livingston. There are regular local bus services. The property conveniently placed for the M8 motorway, which provides for easy access to both Edinburgh and Glasgow. Recreational needs are more than adequately catered for by way of nearby golf courses, swimming pools and health centres and with the surrounding countryside allowing for leisurely walks.

Lounge

6.44m x 3.10m (21'2" x 10'2")

Kitchen

4.33m x 2.60m (14'2" x 8'6")

Conservatory

2.83m x 2.70m (9'3" x 8'10")

Bathroom

1.95m x 1.25m (6'5" x 4'1")

Bedroom

3.32m x 2.67m (10'11" x 8'9")

Bedroom

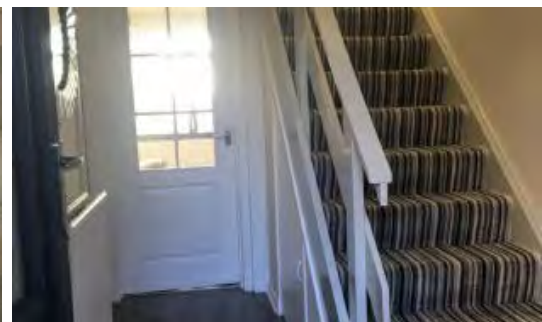
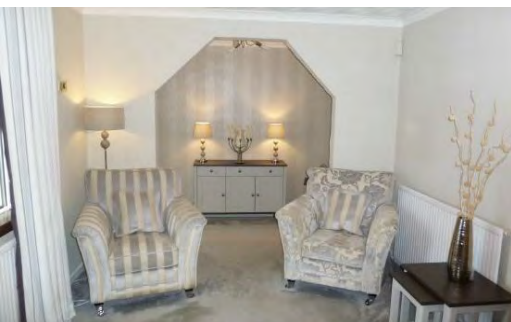
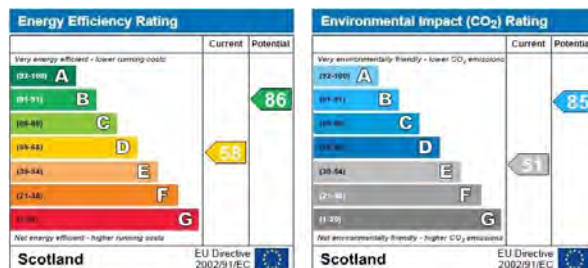
3.98m x 2.67m (13'1" x 8'9")

Contact Us

To arrange a viewing or for further details please call 01506 826232 or email property@sneddons.com.



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