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9 Alderbank, Livingston

Offers Over £115,000

- Spacious Mid Terraced House
- 3 Bedrooms
- Kitchen Diner
- Popular Locale
- Great Potential
- Gas Central Heating
- Good Storage
- Early Viewing Advised



9 Alderbank, Livingston

Accommodation

9 Alderbank, Livingston is a spacious mid terraced family home situated in a quiet cul de sac and is handily placed for the Almondvale shopping centre and the M8 motorway. The property would benefit from some internal cosmetic upgrading but has excellent potential and further benefits from gas central heating, double glazing, good storage and off street parking. Viewing is essential to fully appreciate the space and potential this family home has to offer.

Description

The generously proportioned accommodation is arranged over two levels and includes on the ground floor the reception hallway with storage under the stairs. The good sized lounge is light and airy. The dining kitchen has ample wall and base units, complementary work tops, gas hob and electric oven The WC completes the ground floor.

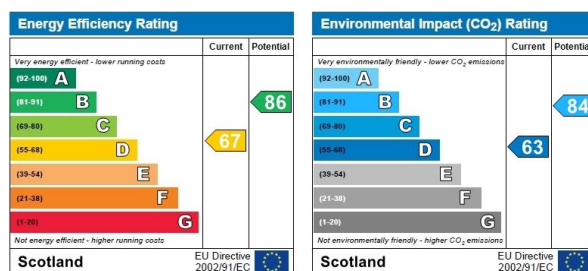
The upper level houses three good sized bedrooms and the wet room.

Outside

The low maintenance garden to the rear is enclosed. There is a communal car park to the rear providing ample parking for residents and visitors.

Local area

The town of Livingston lies some 14 miles west of Edinburgh city centre and is well placed for those commuting on a daily basis with a regular railway link to Edinburgh and Glasgow available from Livingston North and South Railway Stations. Alternatively, major access roads including the A71 and M8 allow for ease of travel out with the area. Within the immediate vicinity there are a wide range of amenities and facilities to meet every day needs including shops, supermarkets, popular schools at both Primary and Secondary levels, sports centres, health centres, multi-screen cinema complex, Almondvale Shopping Centre and Livingston Designer Outlet with the surrounding countryside allowing for a number of outdoor pursuits.



Sneddons for themselves and their clients the owners, give notice that while these particulars are believed to be correct their accuracy is not warranted. All measurements are approximate only. Interested parties are advised to satisfy themselves as to all details and sizes of the property prior to submitting any offer. These particulars are for information only and are not intended to, nor shall they, form part of any contract relative to the property.

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