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12a Bridgeness Road

Bo'ness, West Lothian, EH51 9NZ

£79,995



Beautifully presented to the market is this lovely 2 Bedroom flat . Great opportunity for the first time buyer to get onto the property ladder



Description

12a Bridgeness Road, Bo'ness is a spacious ground floor flat presented to the market in walk in condition. This lovely property is a great opportunity for a first time buyer to get onto the property market but will also suit a buy to let investor. The property benefits from gas central heating, double glazing, fresh décor and good storage. Early viewing is advised as this property will appeal to a variety of buyers.

Accommodation

The accommodation is arranged over one level and includes a reception hallway, a spacious and naturally bright lounge with a feature fire place as the focal point. The breakfasting kitchen is just off the kitchen and has ample storage units, complementary work tops, breakfast bar, ceramic hob and electric oven. There are two double bedrooms with built in wardrobes. The modern bathroom has a shower above the bath.

Outside

There is a communal drying green to the rear. The garden to the front is primarily laid to lawn and with the relevant planning consents it may be possible to create off street parking.

Bo'ness

The expanding town of Bo'ness has amenities to meet every day needs, including schools at both Primary and Secondary levels located within walking distance. Attractions in the town include the Bo'ness & Kinneil Railway, Kinneil House, Hippodrome art deco cinema and Antonine wall. Bo'ness is also ideally placed for the commuter with major access roads allowing ease of movement outwith the area. It is also worth noting the proximity to Linlithgow, which provides additional shopping and recreational facilities and a railway station with regular services to Edinburgh, Glasgow and beyond.

Lounge 10'11" x 14'3" (3.35m x 4.36m)

Kitchen 9'6" x 10'2" (2.9m x 3.12m)

Bedroom 1 10'10" x 11'1" (3.31m x 3.38m)

Bedroom 2 10'10" x 9'10" (3.31m x 3.0m)

Bathroom 4'7" x 9'4" (1.4m x 2.87m)

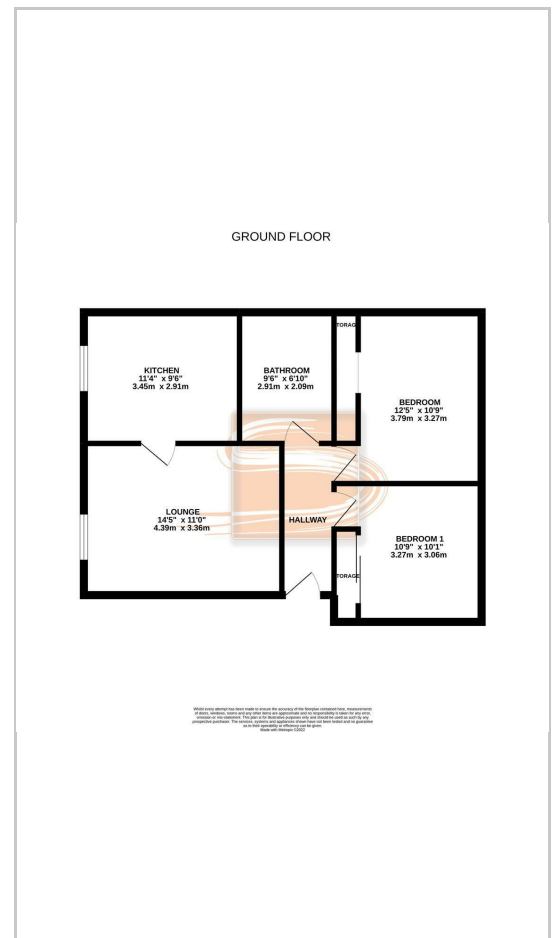
Contact Us

To arrange a viewing or for further details please call 01501 733200 or email property@sneddons.com.

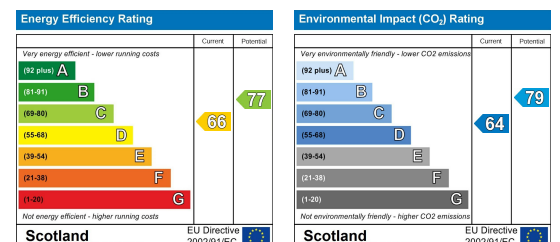
Area Map



Floor Plans



Energy Efficiency Graph



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