



13 Quebec Avenue
Howden

Livingston EH54 6BT

Offers Over £149,000

Caesar & Howie
Solicitors & Estate Agents



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Howden, Livingston, EH54 6BT

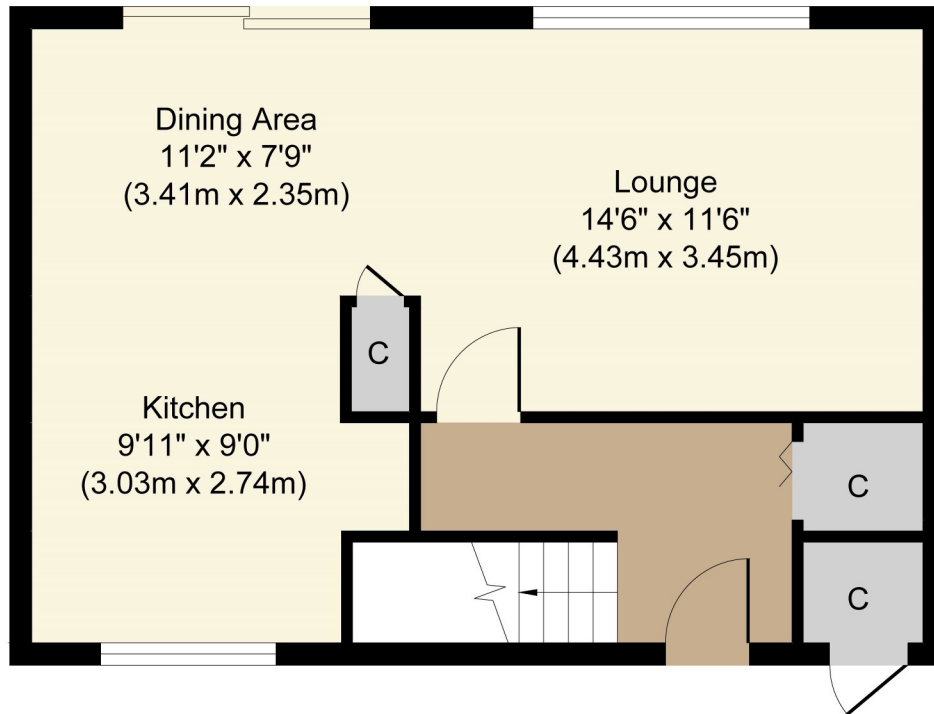
An excellent first time buy is offered from this popular style terraced villa, in central and sought after location. The bright open plan lounge/dining kitchen is a great everyday living space and has large window and doors to south facing rear garden. Further benefits from external wall/thermal clad refurbishment. Street parking bays close by. Easy access to public transport, schools, parks and town centre shops and amenities. Immediate/flexible entry available/chain free.

- **Entrance hall**
- **Spacious/bright lounge**
- **Kitchen/dining area**
- **Three bedrooms**
- **Shower room**
- **GCH & DG**
- **Gardens**
- **Parking nearby**
- **Council Tax Band B**

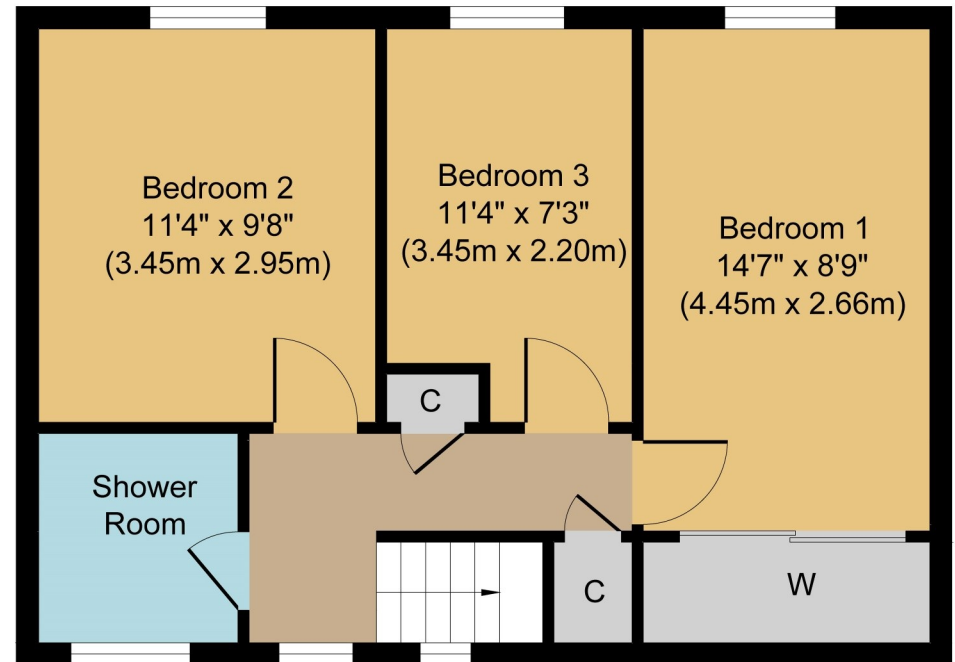
Viewings: Strictly by appointment through Caesar & Howie on 01506 435306 or email property@caesar-howie.co.uk



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Ground Floor



First Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.