

44 Barons Hill Avenue, Linlithgow

West Lothian



44 Barons Hill Avenue

Introducing 44 Barons Hill Avenue to the market. This exquisite 4-bedroom detached villa immaculately presented by the current owners who have undertaken meticulous renovation and added an extension resulting in a stunning kitchen-living space surrounded by elegant glass French doors, that offer views overlooking the garden. This property enjoys a prime location in a peaceful and sought-after cul-de-sac, offering convenient walking distance to all local amenities, train station and local schools. The home presents ideal family accommodation, perfectly suited for growing families as well as those looking to downsize.

The accommodation is thoughtfully arranged across two levels. The ground floor welcomes you with a vestibule and entrance hallway, lounge and the stunning open-plan kitchen/living area. This level also features a practical utility room, a W.C and a versatile ground floor bedroom. On the first floor, you'll find three generously sized bedrooms with one enjoying an en-suite, plus a family bathroom completing the upstairs. The home offers excellent comfort and energy efficiency with gas central heating and double glazing throughout, while the extension boasts premium triple-glazed French doors.







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