



106 Cricketfield Place, Armadale

Armadale

Offers Over £170,000



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Armadale, Armadale

Welcome to this promising two-storey end-terraced dwelling house, ideally situated in the desirable area of Armadale, Bathgate. This property is a blank canvas with immense potential, featuring a spacious living room, a functional kitchen, and a low-maintenance garden, complemented by a convenient side driveway.

Upon entering, you are greeted by a bright and welcoming hallway. To the side, the ground floor W/C is finished in neutral décor, with a window allowing natural light to enhance the space and provide opportunities for personalization.

The generously sized living room is a standout feature, offering a comfortable and versatile space. It boasts a modern wallpapered accent wall and a unique fireplace that serves as both a charming focal point and a source of warmth, adding an inviting and homely feel to the room. This space is perfect for both relaxing and entertaining.

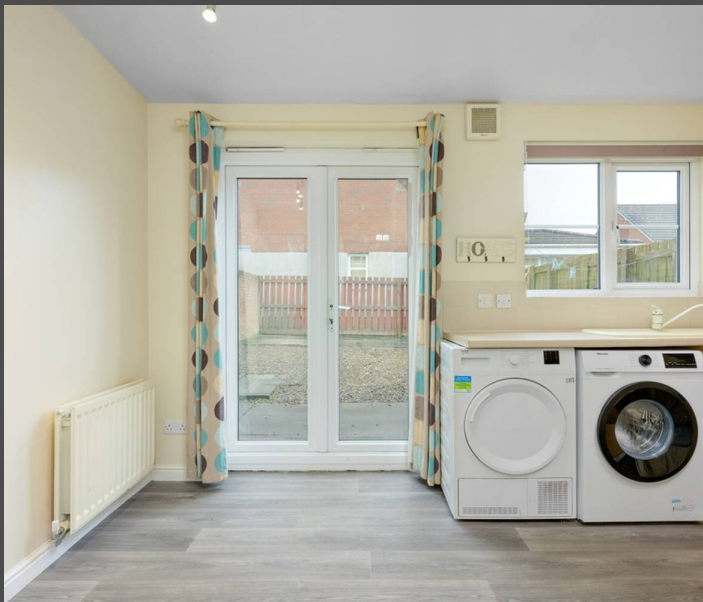


Adjacent to the living room is the spacious kitchen, which is in excellent walk-in condition. The kitchen features extensive cupboard and worktop space, providing ample storage and preparation areas. The open layout includes a dedicated space for dining, enhanced by stunning double French doors that flood the room with natural light and offer seamless access to the garden. This design makes the kitchen both functional and ideal for family gatherings.

Upstairs, fresh carpets contribute to a welcoming atmosphere throughout the landing and bedrooms. The master bedroom is spacious and versatile, easily accommodating a king-sized bed and featuring a fitted wardrobe for additional storage. Bedroom two, with its neutral décor and accent wallpapered wall, offers space for a double bed and benefits from a large window that amplifies natural light. Bedroom three is adaptable and can comfortably fit a single bed, serving as a blank canvas with considerable potential.

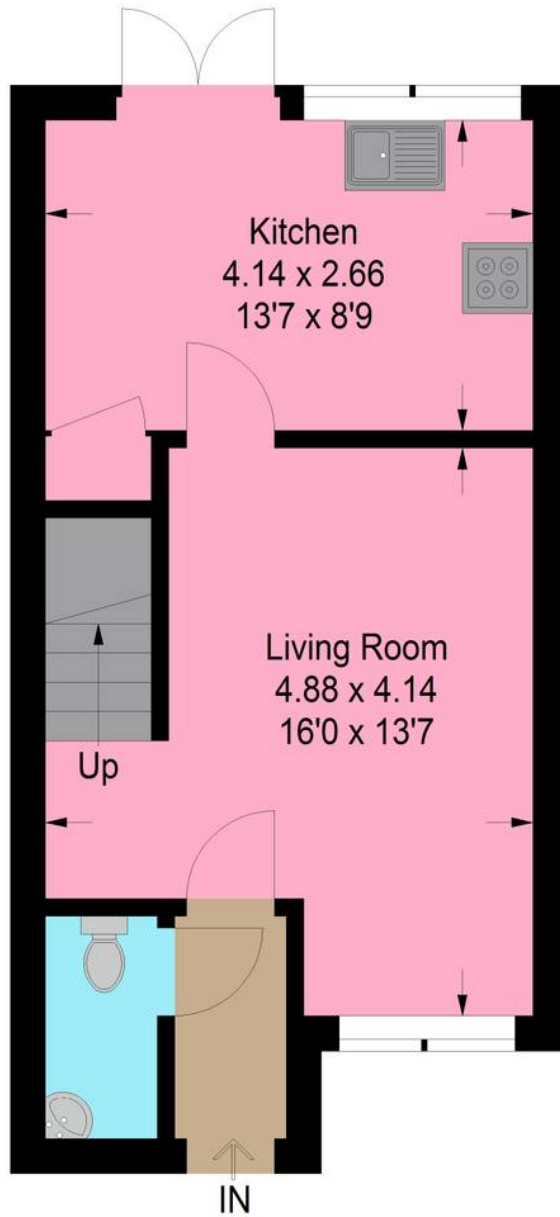
The rear garden is designed for ease of maintenance, featuring slabbed and stoned areas that provide an excellent foundation for outdoor dining, hosting, and additional garden storage.

In walk-in condition and ready for its new owners to add their personal touch, this property combines spacious living areas, a well-appointed kitchen, and three well-sized bedrooms. Located centrally, it is a short drive from Armadale railway station, local schools, and supermarkets, offering a fantastic opportunity to create your ideal living space.

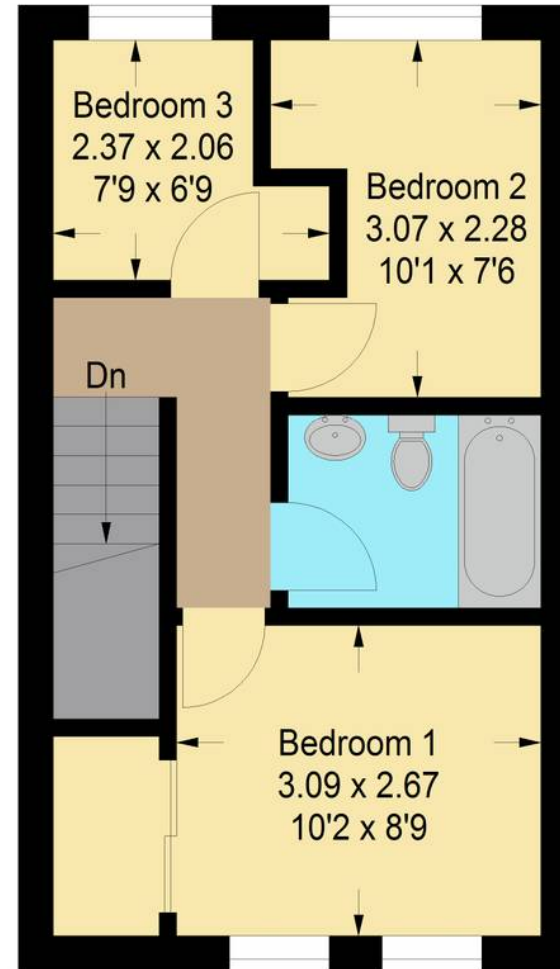




Approximate Gross Internal Area = 66.0 sq m / 710 sq ft



Ground Floor



First Floor

Illustration For Identification Purposes Only. Not To Scale (ID1119568 / Ref:89096)



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