



92 Hailstones Crescent, Armadale

West Lothain

Offers Over **£130,000**



92 Hailstones Crescent

Armadale

Welcome to 92 Hailstones Crescent – a delightful two-bedroom semi-detached home brimming with potential and perfectly suited for first-time buyers and families alike. Situated in a highly convenient location, this property offers a fantastic lifestyle, with nurseries, primary schools, and a high school all within walking distance, making it an excellent choice for growing families.

As you step into the bright and inviting hallway, you'll immediately notice the warm and welcoming feel of this home. To your right, the lounge, with space for a dining area, this room offers a generously sized space, bathed in natural light from the large windows. This area is perfect for relaxing with family or entertaining friends, and the seamless flow to the outdoors makes it even more special. Patio doors lead directly to the decked area in the rear garden, inviting you to enjoy effortless indoor-outdoor living. Whether you're hosting a summer barbecue, dining al fresco, or simply relaxing in the fresh air, this space is ideal for creating memorable moments.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D



Completing the ground floor is the kitchen, a functional space with ample storage and worktop areas. Its layout offers fantastic scope to add your personal touch, transforming it into the heart of the home. With room for casual dining, this space provides everything you need to make it work for your lifestyle

Heading upstairs, you'll find two well-sized bedrooms both with built in storage and room to host a king size bed, each offering comfort and versatility. The master bedroom is a peaceful retreat, perfect for restful nights and lazy mornings. The second bedroom, equally inviting, can easily adapt to suit your needs, whether it's a guest room, a nursery, or a home office. Completing the upstairs is the family bathroom, which provides everything you need for convenience and practicality.

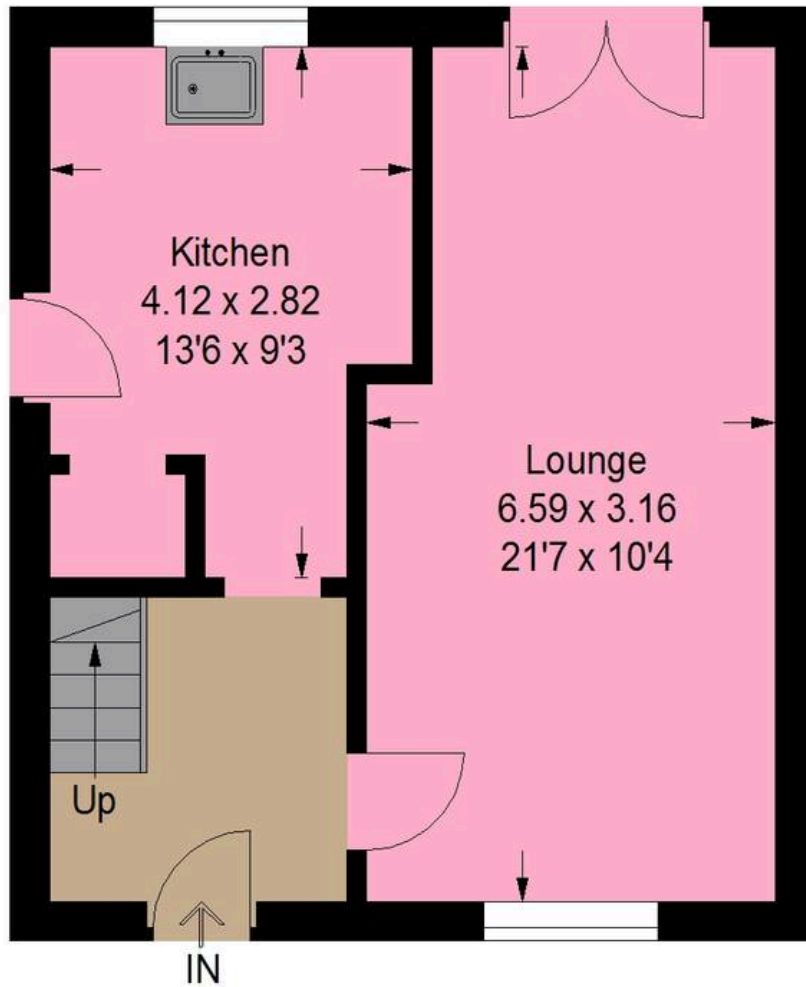
The rear garden is a fantastic extension of the home, with a generous decked area perfect for entertaining or simply soaking up the sun. There's also plenty of additional space for children to play or for you to get creative with outdoor living.

Nestled in a prime location, 92 Hailstones Crescent is just a short walk from schools, nurseries, parks, and local amenities, ensuring convenience is always at hand. The friendly neighbourhood and easy access to essential services make this home an excellent choice for those seeking a balance of comfort and practicality.

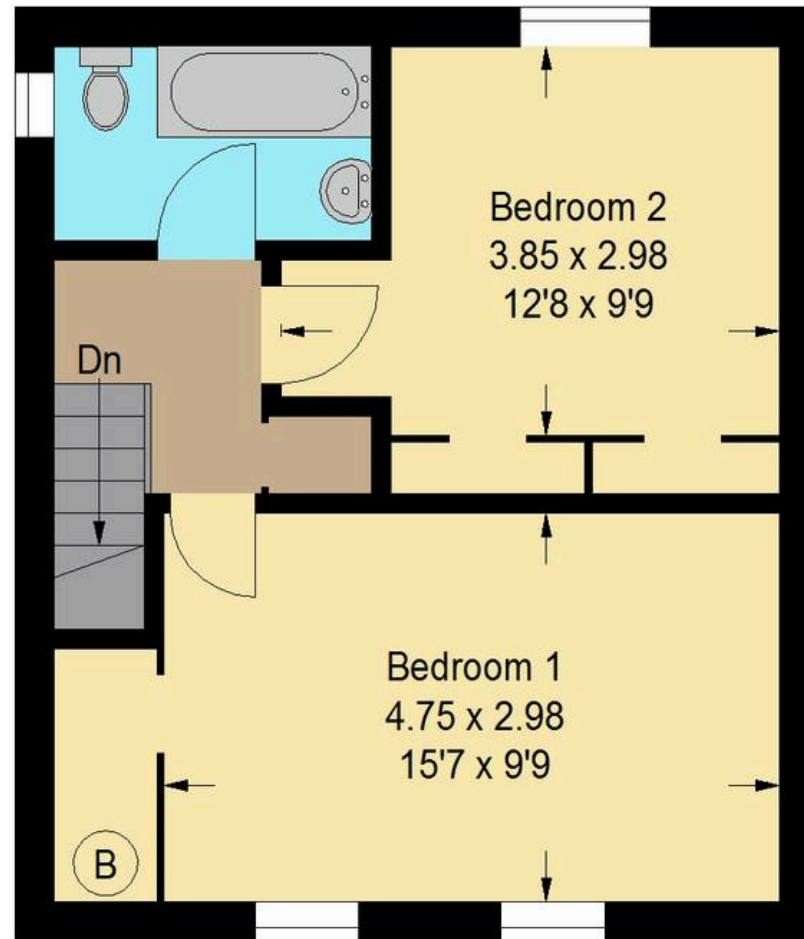




Approximate Gross Internal Area = 74.6 sq m / 803 sq ft



Ground Floor



First Floor

Illustration For Identification Purposes Only. Not To Scale (ID:1162303 / Ref:89885)



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