



26 Croft Park Crescent, Whitburn

Offers Over £215,000



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Whitburn,

Welcome to 26 Croft Park Crescent—a beautifully presented three-bedroom mid-terrace home, part of the sought-after *Baxter* house type by Taylor Wimpey, built in 2020. Perfectly located in the heart of Whitburn, this modern home offers spacious interiors, high-spec finishes, and a south-facing garden ideal for families, couples, or professionals alike.

As you step inside, you're greeted by a bright and welcoming hallway. To your left, the modern kitchen is a standout feature—crisp white cabinetry, generous storage, and fully integrated appliances including a fridge freezer, washing machine, dishwasher, gas hob, and oven. It's a stylish and functional space perfect for any home cook.

Further down the hall, you'll find the ground-floor WC, recently renovated with a unique and eye-catching design. A golden tap and nature-inspired forest wallpaper give this two-piece bathroom a bold and elegant touch, making it a real talking point.

At the heart of the home lies the spacious open-plan lounge and dining area. Bright and versatile, it comfortably accommodates a large L-shaped sofa and a six-seater dining table—perfect for both everyday living and entertaining. Patio doors lead out to the rear garden, which has been thoughtfully leveled and landscaped. South-facing and private, it's a suntrap—ideal for summer BBQs, relaxing afternoons, or letting pets and children play freely.



Upstairs, the principal bedroom is a generous space with room for a king-size bed, bedside tables, and ample furniture. Dual windows allow natural light to pour in, creating a calm and restful environment. The second bedroom is currently set up as a home office but can comfortably fit a double bed, offering flexibility as a guest room or workspace. The third bedroom is being used as a walk-in wardrobe, featuring a large fitted unit. Without it, the room could easily accommodate a single bed, bedside table, and standalone wardrobe—perfect for a child's room or compact office. To the rear of the home are two allocated parking spaces, along with ample visitor parking nearby for added convenience.

Whitburn offers a fantastic range of local amenities including supermarkets, cafés, restaurants, and reputable schools such as Croftmalloch Primary, St. Joseph's Primary, and Whitburn Academy. Outdoor lovers will enjoy nearby Polkemmet Country Park, scenic walking routes, and access to local golf courses.

With easy access to the M8 motorway and nearby train stations in Armadale and Bathgate, commuting to Glasgow, Edinburgh, or beyond is simple and efficient. Whether you're a growing family, downsizer, or first-time buyer, this home is a must-see.

Council Tax band: C

Tenure: Freehold

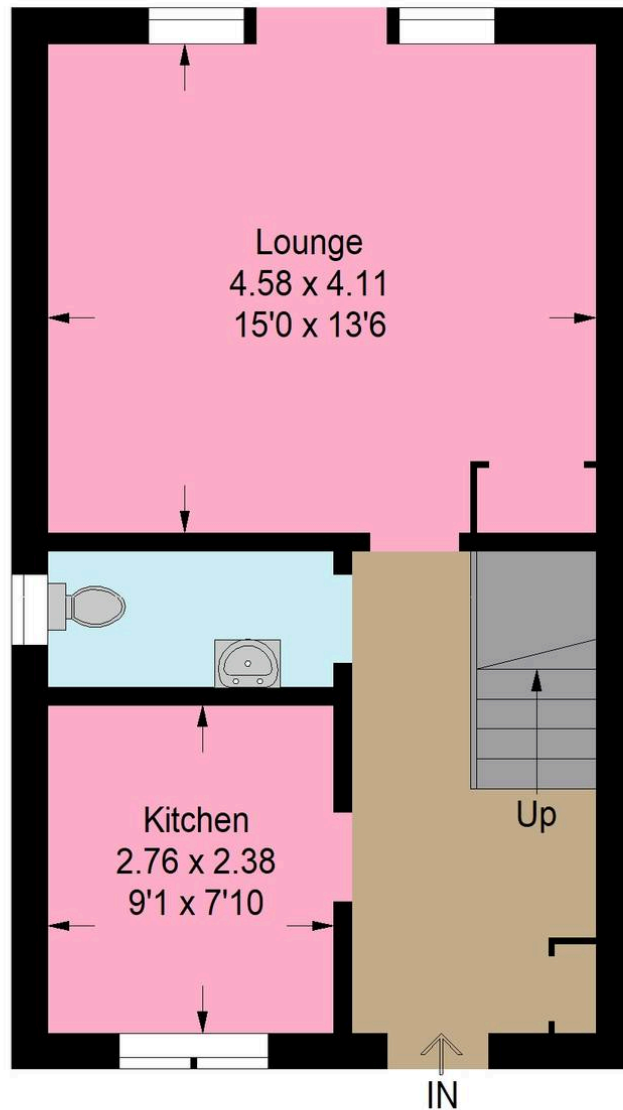
EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B

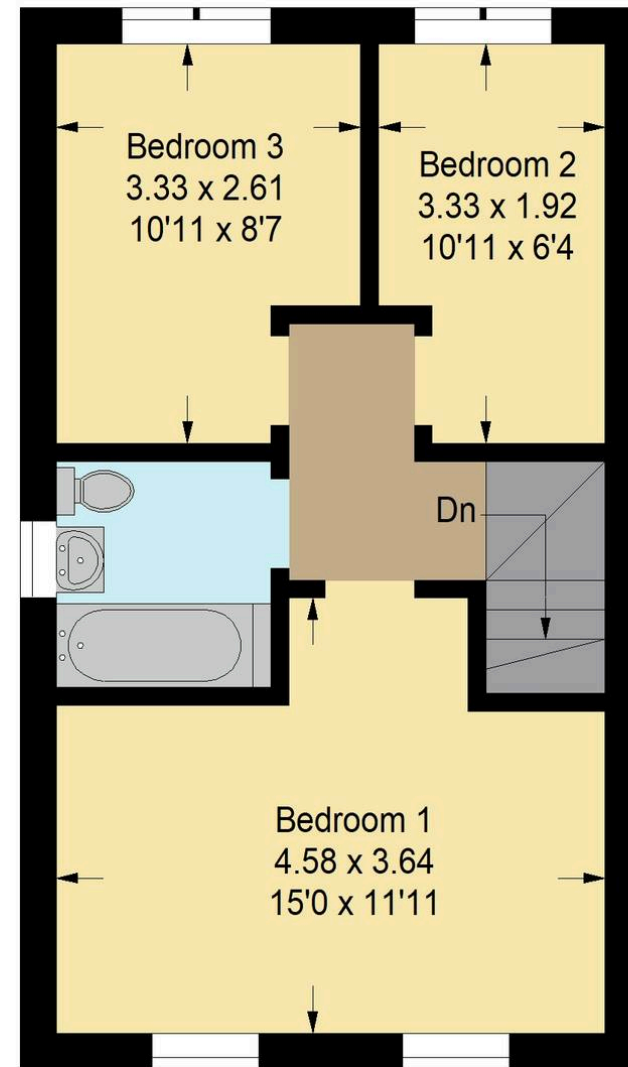




Approximate Gross Internal Area = 76.4 sq m / 822 sq ft



Ground Floor



First Floor

Illustration For Identification Purposes Only. Not To Scale (ID:1194456 / Ref:90445)



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