



7 Rigghouse View

Whitburn

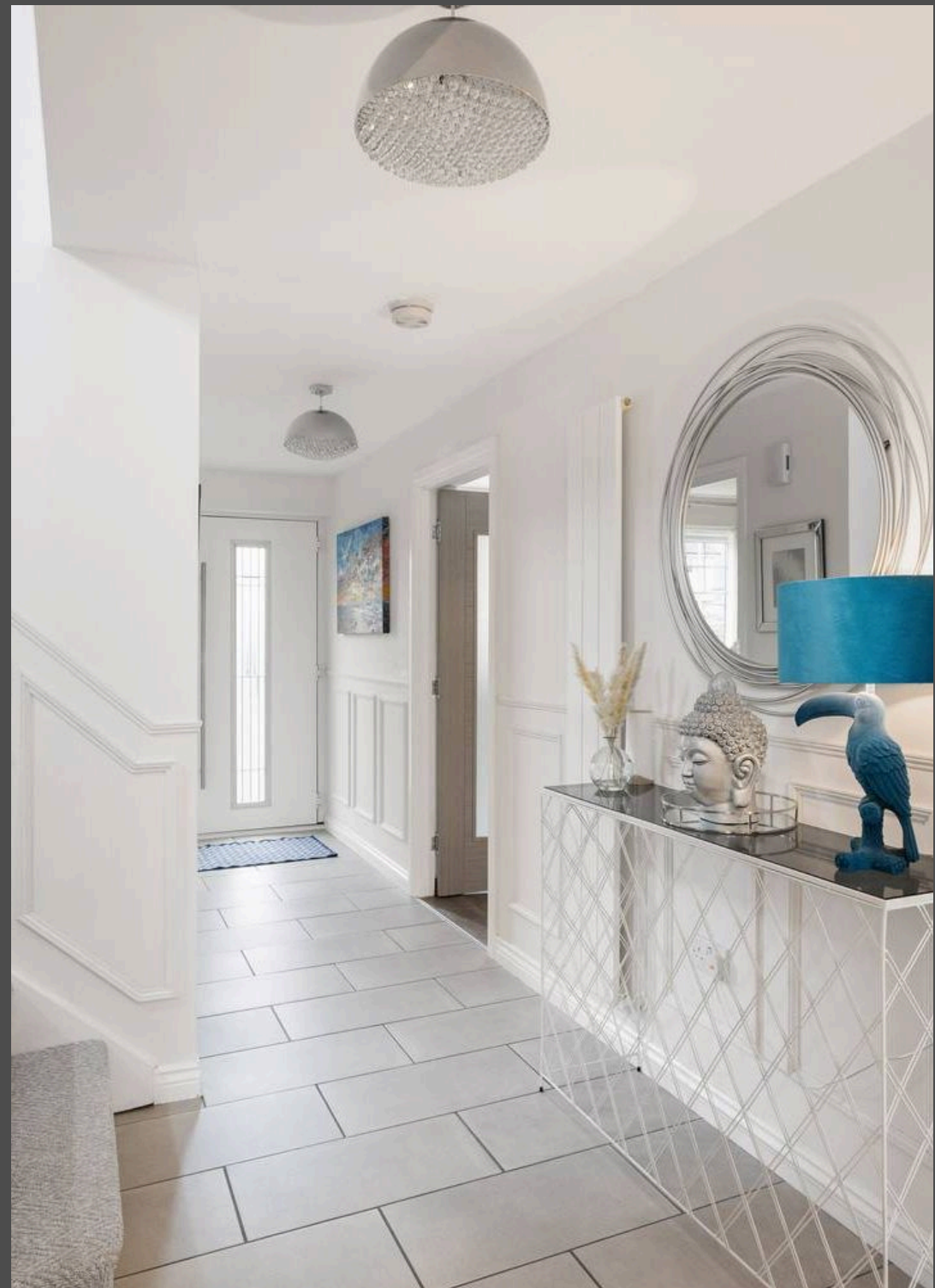
Welcome to 7 Rigghouse View, a truly outstanding property that has been finished and styled to an exceptional standard throughout. This immaculate, walk-in condition home exudes elegance and sophistication from the moment you step inside, offering a rare opportunity to own a residence where luxury and comfort blend effortlessly.

The entrance hallway makes an immediate impression, featuring sleek, modern tiling and a bright, open layout that sets the tone for the stunning interior beyond. Every inch of this home has been meticulously maintained and beautifully presented, with tasteful, contemporary décor that is both stylish and timeless.

The lounge space is gorgeous. Bathed in natural light thanks to the statement French doors, this expansive room offers a perfect blend of space and style. Plush new carpets, elegant freestanding furniture, and a breathtaking feature fireplace create a space that's both welcoming and luxurious. The attention to detail is evident throughout, from the soft colour palette to the high-end finishes, offering a serene environment ideal for both entertaining and relaxing.

The recently upgraded kitchen diner is a true centrepiece of the home. Designed with a keen eye for detail, it features sleek white cabinetry, a striking marble-effect finish, and premium integrated appliances including an oven, induction hob, fridge freezer, wine rack, and dishwasher. Every element of the space has been carefully chosen to create a modern, high-spec cooking and dining environment. The adjoining dining area comfortably seats four and provides the perfect backdrop for casual meals or stylish hosting.

Just off the kitchen, the converted utility area continues the theme of practicality meets design. This space has been finished to the same high standards as the rest of the home, with quality tiling, additional storage, and a washing machine, ensuring everyday tasks are handled with ease and elegance.



The fourth double bedroom is currently being used as a formal dining room, and it's easy to see why. This large, beautifully decorated space features plush carpets and can easily accommodate a dining table for eight. The neutral, modern décor ensures it remains versatile, whether kept as a grand dining space or transformed into a guest room, home office, or second sitting area. The garage conversion adds even more wow factor, currently configured as a stylish home gym. This bright, high-quality room offers endless possibilities and has been finished to the same high standards as the rest of the home, making it an ideal space for a nursery, office, or playroom.

The downstairs WC is another example of thoughtful design and quality execution. Partially tiled and finished with stylish fixtures, it adds to the home's convenience while maintaining the high standard of décor found throughout the property.

Upstairs, the sense of luxury continues. Soft, plush carpets underfoot and a neutral colour scheme create a calm, inviting space that connects the bedrooms seamlessly. The main bedroom is a showpiece, expansive, refined, and beautifully decorated. It comfortably accommodates a super king-size bed and freestanding furniture, while the former fourth bedroom has been expertly transformed into a luxury walk-in wardrobe and dressing area. This space includes his-and-her wardrobes, excellent storage, and a large vanity area. The adjoining en suite is fully tiled and finished with sleek, modern fittings, further elevating the standard of living this home offers.

The second bedroom is another generously sized space, with room for a king-size bed and freestanding furniture. It boasts stylish neutral tones and a beautiful feature wall with a delicate floral design, adding character while maintaining elegance. The third bedroom also impresses with its size, able to comfortably fit a double bed and large furniture, while offering a blank canvas in immaculate condition.

The family bathroom is a standout feature, fully tiled and styled to give a luxury spa experience. Featuring a deep bath with overhead shower, a wide sink with built-in storage, and high-end fixtures, it's a space that turns daily routines into moments of calm and relaxation.



Outside, the home continues to impress. The garden has been professionally landscaped and offers a beautiful, private sanctuary. With a mix of lush lawn, stone pathways, and stylish patio spaces for dining and lounging, it's ideal for entertaining or unwinding. The addition of a powered shed and outhouse further enhances functionality and storage, making the space as practical as it is beautiful.

7 Rigghouse View is perfectly located in a sought after area, offering a friendly community and excellent amenities including shops, cafés, supermarkets, health services, and leisure facilities. Families are well served by Whitdale Primary and Whitburn Academy, both within easy reach.

For commuters, this home offers unrivalled convenience with train stations at Bathgate, Armadale, and Blackridge providing quick links to Edinburgh and Glasgow. The nearby M8 motorway gives easy access to the wider central belt, making this a perfect base for professionals and families alike.

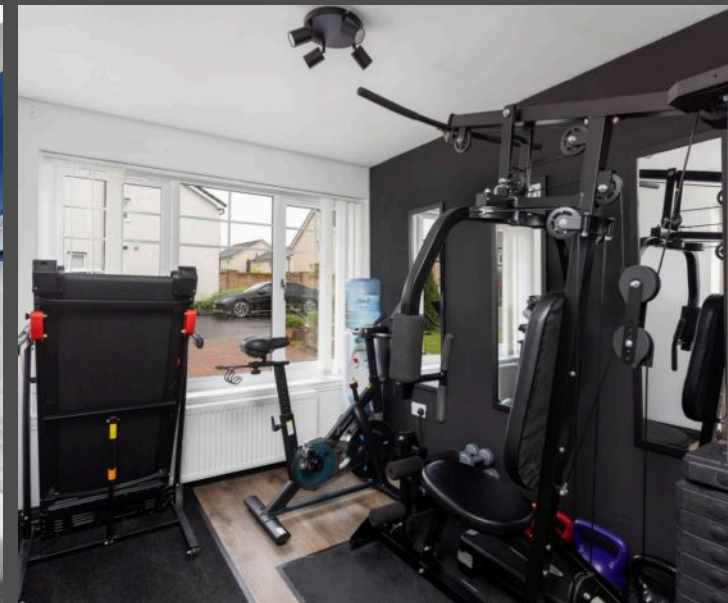
This is not just a house, it's a home that has been curated with care, taste, and attention to detail. With its luxurious finish, flexible living spaces, and high-spec upgrades throughout, 7 Rigghouse View offers a unique opportunity to own a show-home quality property that's ready to move into and enjoy from day one.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



FRONT GARDEN

REAR GARDEN

Driveway

2 Parking Spaces

Driveway

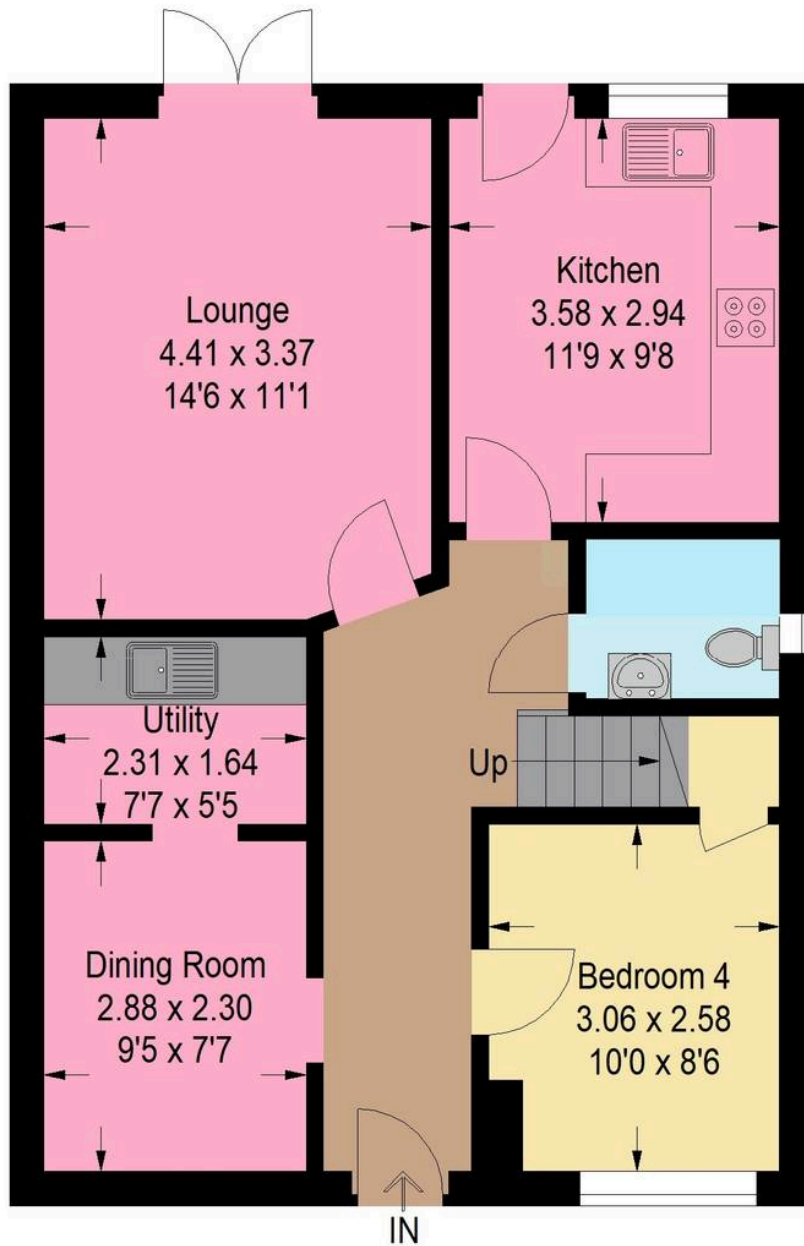
2 Parking Spaces

- Immaculate Walk In Condition
- Stunning Upgraded Kitchen Diner
- Versatile Living Spaces
- Luxury Main Bedroom
- Landscaped Private Rear Garden
- Fully Alarmed Electric Car Charger
- Fully Powered Outside Office Space

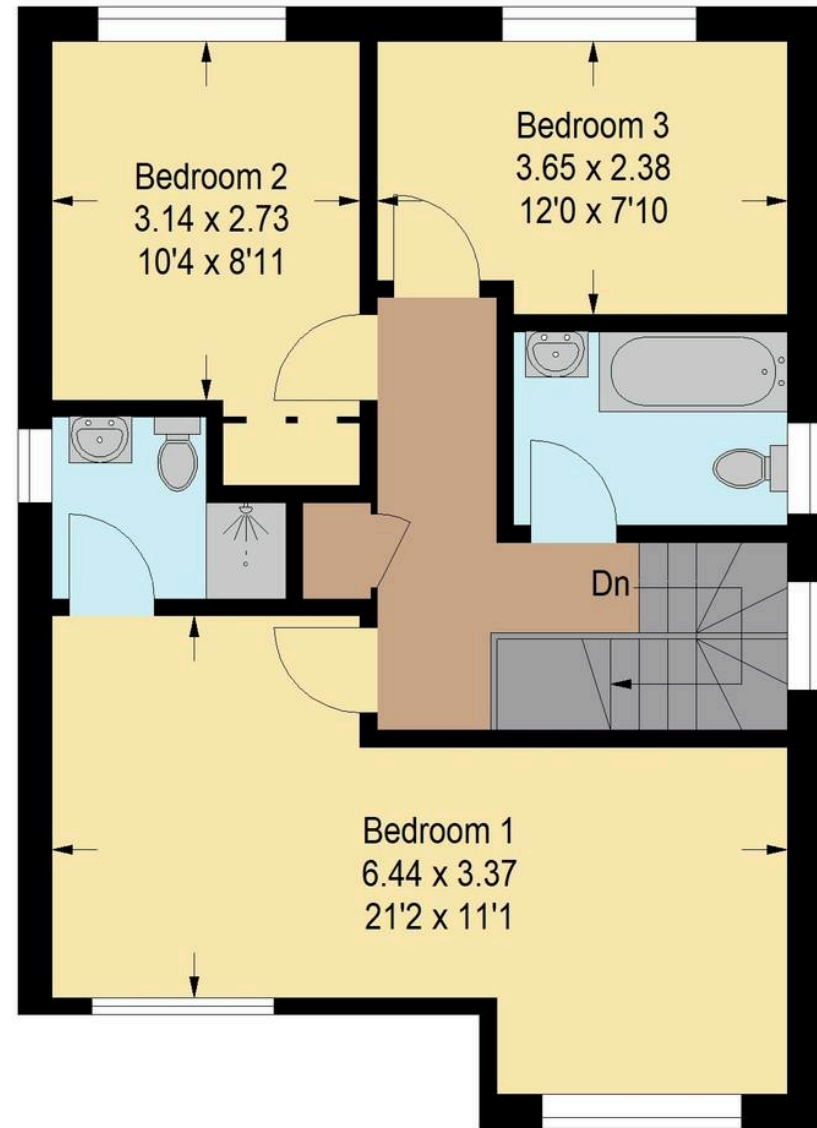




Approximate Gross Internal Area = 116.6 sq m / 1255 sq ft



Ground Floor



First Floor



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