

# 8 Springfield Grange, Linlithgow

West Lothian







*Collection*

WELCOME TO  
8 Springfield Grange, Linlithgow

*Halliday Homes Collection are delighted to bring to the market, this most impressive, four-bedroom detached villa erected in circa 2000. Holding a commanding position, situated in a quiet, exclusive, residential area of Linlithgow, and showcasing a wealth of privacy, with entrance boulevard leading to a small number of houses. Early viewing is recommended to appreciate this rare opportunity.*



4 Bed | 3 Bath | 198m<sup>2</sup>



# THE HOUSE

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The internal accommodation, over two levels, comprises: from the front of the house is a spacious family room, office, kitchen/diner with access to utility, lounge, guest wc and cloakroom. A decorative staircase leads to first floor level where at the upper landing you will find access to four generously sized bedrooms, with the principal bedroom comprising of an ensuite, and further separate family bathroom. Off the landing are two large storage cupboards. Warmth is provided by gas central heating and double glazing.







## STRIKING IMPRESSIONS

*For the garden lovers, the rear grounds offer laid lawn, which is enclosed by fencing and has an array of trees, patio, fine selection of herbaceous shrubs, seating areas and paved paths.*



# THE HEART OF THE HOME









# A CLOSER LOOK











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### **ALL ENQUIRIES**

Halliday Homes

Telephone: +44 (0)1506 535500

Email: [info@hallidayhomes.co.uk](mailto:info@hallidayhomes.co.uk)

Website: [hallidayhomes.co.uk](http://hallidayhomes.co.uk)

 OnTheMarket.com

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