



# 21 Edmonton Avenue, Livingston

Offers Over £155,000





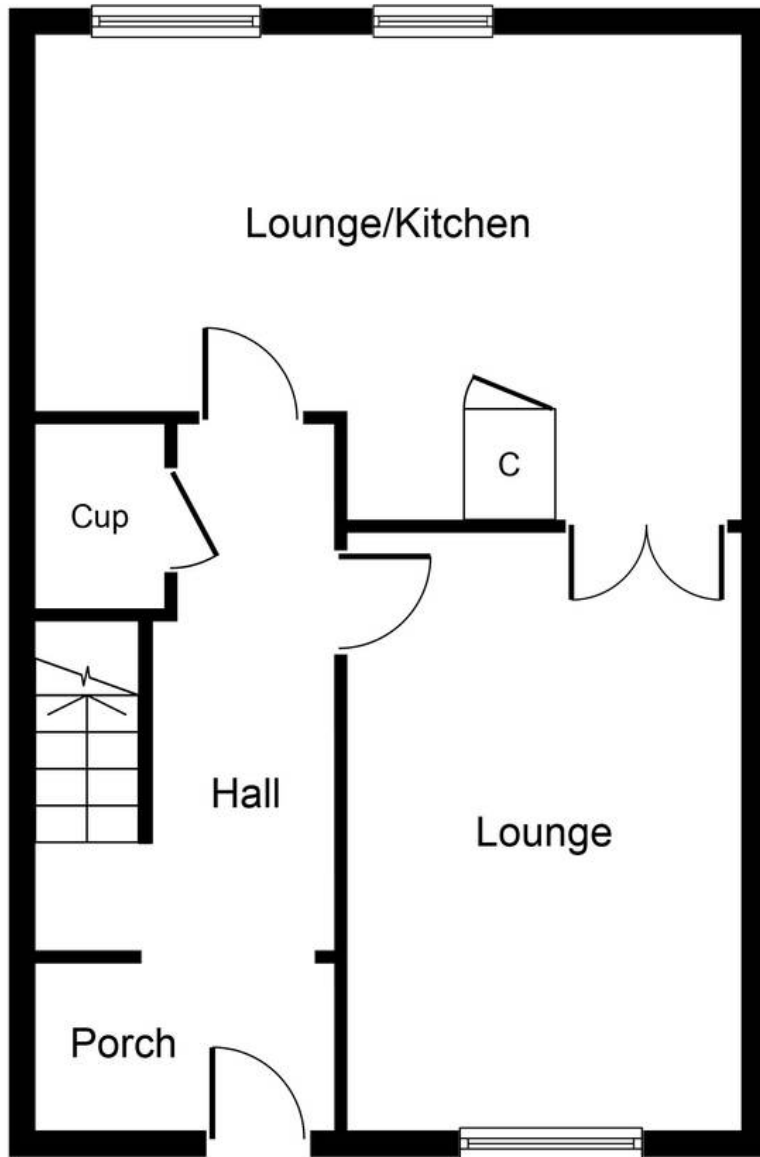
# 21 Edmonton Avenue

Livingston, Livingston

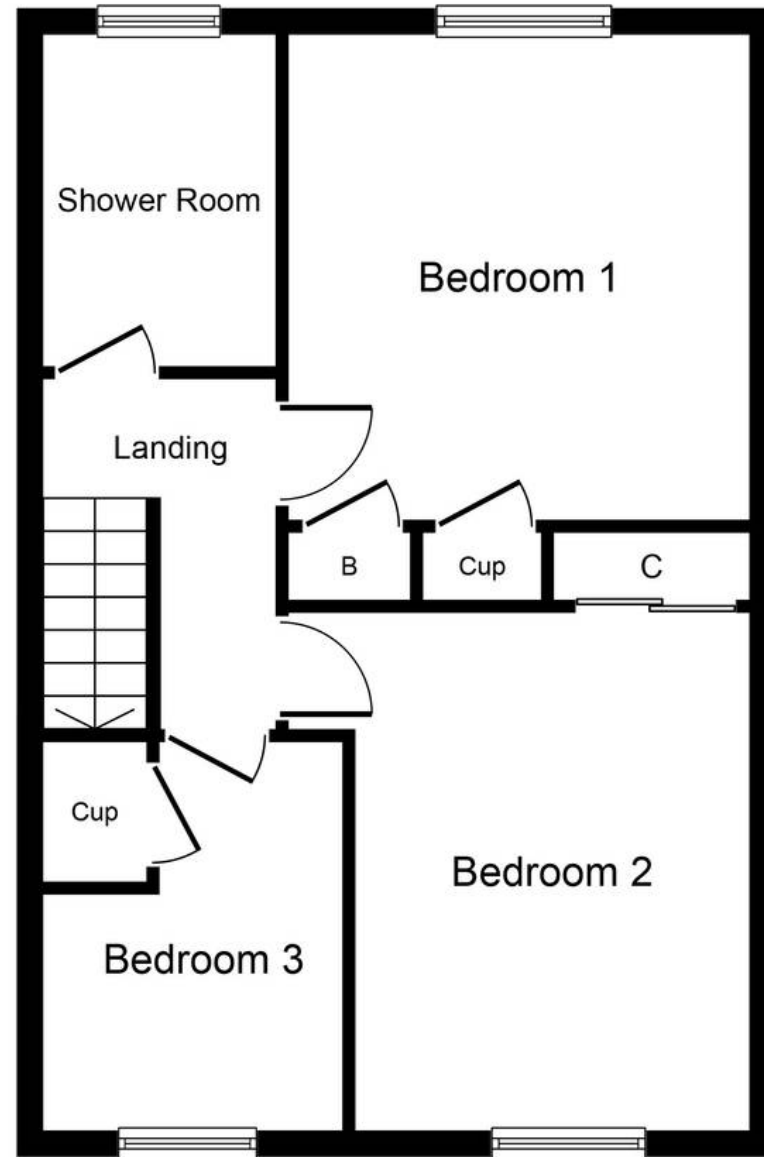
Well appointed Three Bedroom terraced property offering sunny aspect south-facing garden. Spacious Kitchen/Dining area, bright south-facing Lounge. Modern Shower Room. Ample on-street parking. Gas Central Heating and Double Glazing. Tenure: Freehold

- Three Bedroom terraced house
- Sociable Kitchen/Dining area
- Modern Shower Room
- South-facing fully enclosed garden with decking area
- Ample on street parking





**Ground Floor**  
**Approximate Floor Area**  
**500 sq. ft.**  
**(46.4 sq. m.)**



**First Floor**  
**Approximate Floor Area**  
**500 sq. ft.**  
**(46.4 sq. m.)**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.





## **KnightBain Estate Agents**

**Knightbain, 4 Greendykes Road, Broxburn - EH52 5AG**

01506 852000

[info@knightbain.co.uk](mailto:info@knightbain.co.uk)

[www.knightbain.co.uk/](http://www.knightbain.co.uk/)

