



122/12 Waverley Crescent, Livingston

Offers Over £138,000



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Livingston, Livingston

Top floor 2-bed flat with new UPVC double glazing and fresh carpeting. Commuter-friendly location near train and motorway links. Features fitted wardrobes, bay window, communal gardens, and ample parking. Ideal for professionals, families, or investors seeking a cosy and convenient home.

Council Tax band: C

Tenure: Freehold

- Top Floor Flat
- New UPVC Double Glazing
- New Fitted Carpeting and Floorcoverings throughout
- Two Double Bedrooms with Fitted Wardrobes
- Lounge/Dining Room with Bay Window
- Factored Communal Garden Grounds
- Excellent location for the commuter via train and motorway links close-by
- Ample Allocated and Visitor Parking





Approximate Floor Area
660 sq. ft.
(61.4 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.



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