



51 Hillview Avenue, Broxburn

Offers Over £159,999





The town of Broxburn is well placed for commuting with easy access to the M8/M9 motorway network for travel throughout the central belt and beyond. Local buses link up the surrounding towns and villages whilst the railway station in nearby Uphall Station provides a regular service to both Edinburgh and Glasgow. Edinburgh Airport is within easy reach. Further shopping and recreational facilities are available in nearby Livingston, where The Centre, The Elements and the Designer Outlet have many high street stores, restaurants, a health club and a multi screen cinema. Alternatively, The Gyle Centre in Edinburgh is a short drive away.

Located in a sought-after residential area within a cul-de-sac, this well-presented three-bedroom terrace house offers a wonderful opportunity for those seeking a contemporary family home without the complications of a chain.

Upon entering the property, you are welcomed into a bright and spacious living room area, perfect for relaxing and entertaining guests. The open-plan kitchen and dining room provide a seamless flow throughout the ground floor, ideal for modern family living.

The property features three generously sized double bedrooms, ensuring ample space for a growing family or providing flexibility for a home office or guest rooms. Each bedroom is tastefully decorated and boasts natural light, creating a warm and inviting atmosphere.

With ample storage solutions throughout the property, including built-in cupboards and



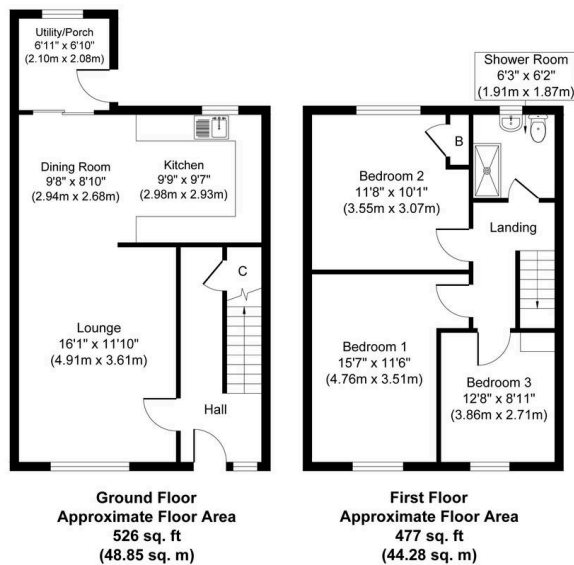
51 Hillview Avenue

Broxburn, Broxburn

- Well Presented Three Bedroom Terrace House
- Chain Free Purchase
- Bright And Spacious Livingroom Area
- Three Double Bedrooms
- Ideal Family Home
- Open Plan Kitchen And Dining Room
- Ample Storage Throughout
- Contemporary Shower Room
- Located In A Popular Residential Area Within A Cul-De-Sac
- Fully Enclosed Rear Garden

Well Presented 3-bed terrace in sought-after area with spacious living areas. Ideal for family living or remote work. Enclosed garden & stylish features. View now!





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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