



91 Elizabeth Drive, Bathgate

Offers Over £145,000



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Beautifully upgraded throughout, Elizabeth Drive is an exceptional walk in condition family home offering stylish contemporary interiors, generous living accommodation, private driveway parking and a professionally landscaped rear garden.

Having been significantly enhanced by the current owners, every area of the property has been thoughtfully upgraded to an impressive standard. From the striking decorative panelling and bespoke media wall to the modern kitchen, beautifully appointed bathroom and landscaped garden, this is a home that is ready for immediate occupation with nothing left to do except move in and enjoy.

The welcoming entrance hallway immediately sets the tone for the quality found throughout the property. Finished in soft neutral tones with attractive wood effect flooring and crisp white woodwork, the space feels bright, inviting and effortlessly stylish. A bespoke radiator cover creates a practical display area for decorative accessories, while carefully chosen lighting, artwork and greenery enhance the overall presentation. The staircase has been transformed with dark stained timber balustrades, creating a striking contrast against the lighter décor, while the space beneath has been cleverly utilised as an additional seating area, demonstrating the versatility of the home.

The lounge is a superb living space and undoubtedly one of the property's standout features. Beautifully proportioned and flooded with natural light from the large front facing window, it provides the perfect environment for both relaxing and entertaining. The impressive feature media wall immediately catches the eye, showcasing contemporary vertical timber slat panelling which provides warmth, texture and a luxurious focal point. The wall mounted television is perfectly positioned above a sleek floating media unit, while the charcoal feature walls either side frame the installation beautifully.

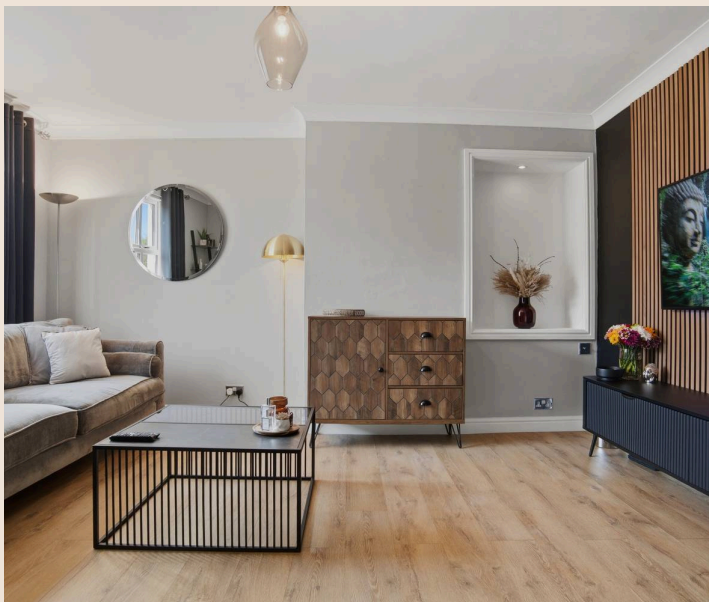


Neutral décor, quality flooring, stylish lighting and carefully selected furnishings complete a room that would not look out of place in a contemporary interiors magazine.

The kitchen has also been upgraded to an excellent standard, offering both practicality and modern styling. Dark shaker style cabinetry is complemented by brushed chrome handles, light worktops and crisp white tiled splashbacks, creating a timeless finish. The generous worktop space provides excellent preparation areas while ample base and wall mounted units offer exceptional storage. Positioned beneath a large rear facing window, the sink enjoys pleasant views over the landscaped garden whilst allowing natural light to flood the room. Integrated spaces for appliances and thoughtful layout make this a kitchen perfectly suited to modern family living.

Moving upstairs, the landing continues the home's stylish finish with contemporary décor, wood effect flooring and the striking dark timber balustrade creating a seamless continuation from the ground floor. The neutral palette provides a bright and airy atmosphere whilst offering access to all upper accommodation.

The principal bedroom is a generous and beautifully presented retreat. A large window allows excellent natural light while offering attractive leafy views beyond. The room benefits from an extensive range of fitted wardrobes finished in a striking dark panelled design which perfectly complements the internal doors throughout the home. There is ample space for substantial bedroom furniture whilst still maintaining an open and spacious feel, creating a calm and relaxing environment.



The second bedroom continues the exceptional presentation found throughout the property. Decorative wall panelling adds both depth and character, creating a stylish feature wall with a boutique hotel feel. Currently arranged as both a bedroom and home office, the room demonstrates excellent versatility and comfortably accommodates a double bed alongside a full workstation, making it ideal for modern family life and remote working.

The family bathroom has been tastefully upgraded to create a bright and contemporary space. Finished with a modern white suite incorporating a vanity unit with integrated storage, wash hand basin, WC and bath with glazed shower screen, the room has a fresh and luxurious feel.



An elegant oval mirror, stylish accessories, quality flooring and natural light from the frosted window complete a bathroom that is both practical and beautifully presented.

Externally, the rear garden has been transformed into a superb outdoor entertaining space. Professionally landscaped for low maintenance living, the garden features an impressive timber deck providing the perfect setting for outdoor seating and summer entertaining. Contemporary dark fencing creates privacy whilst contrasting beautifully against the decking and carefully positioned planting. Beyond the deck, a generous decorative stone area provides additional usable outdoor space, resulting in a garden that is equally suited to relaxing, entertaining guests or enjoying family life.

The property also benefits from private driveway parking, providing excellent off street parking and further enhancing the practicality of this outstanding family home.

Elizabeth Drive is located within a popular area of Bathgate, offering an excellent balance of peaceful residential living and everyday convenience. Bathgate provides a wide range of local amenities including supermarkets, shops, cafés, restaurants, leisure facilities and well regarded schools, while excellent transport links, including Bathgate Railway Station and easy access to the M8 motorway, make commuting to both Edinburgh and Glasgow straightforward.

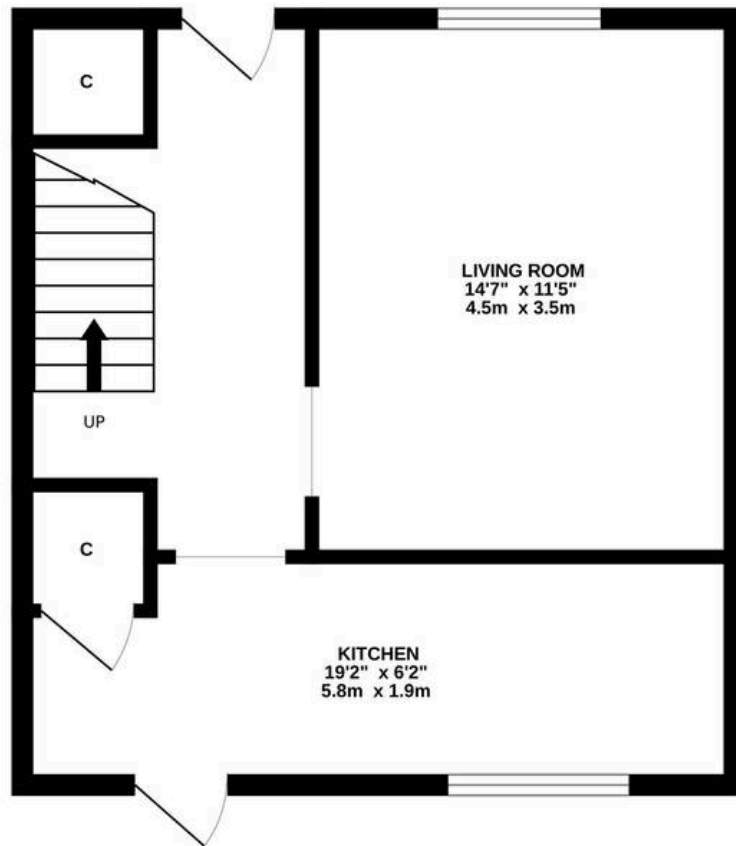
Elizabeth Drive presents a fantastic opportunity to acquire a true walk in condition home finished to an exceptional standard. With stylish interiors, quality upgrades, a stunning timber slat media wall, decorative panelling, an upgraded kitchen and bathroom, landscaped gardens and private driveway parking, this impressive property is ready to move straight into and enjoy. Early viewing is highly recommended to fully appreciate the quality, space and lifestyle this outstanding home has to offer.

Home Report Value- £150,000

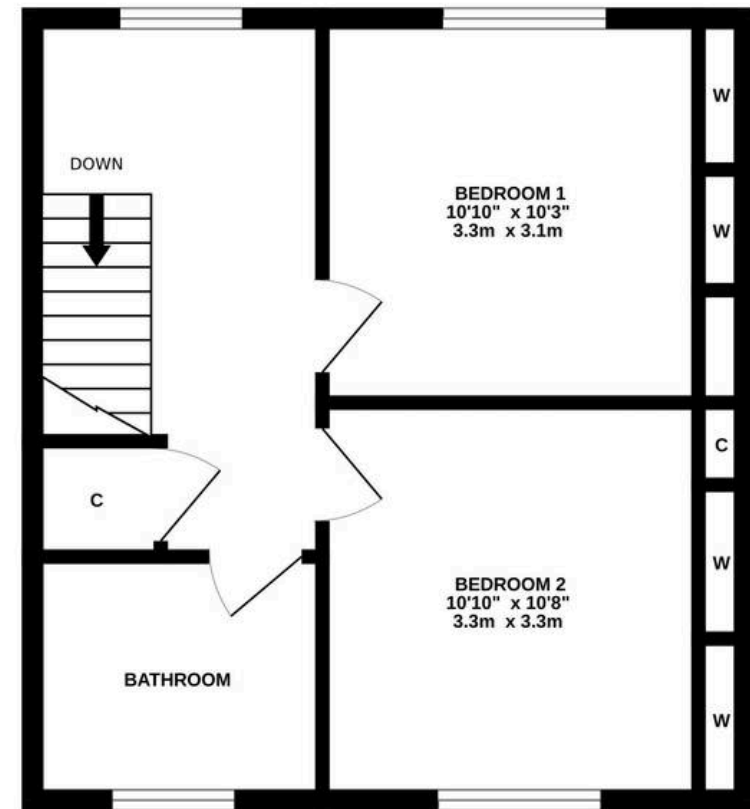
EPC - C Council Tax Band - A



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan 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. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. 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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Bridges Properties

15 Shairps Business Park, Livingston - EH54 5FD

01501519435

info@bridges-properties.co.uk

www.bridges-properties.co.uk/

