

11 Woodside Terrace, Bridgend

Offers Over £135,000



11 Woodside Terrace

Bridgend, Linlithgow

From its greenery filled entrance to its spacious rooms and established rear garden, this charming two double bedroom home on Woodside Terrace, Bridgend, has plenty to offer. With neutral decor throughout, excellent storage and a practical layout, the property presents an inviting opportunity for first time buyers, couples or a young family.

Approaching the property, a paved pathway leads through the attractive front garden, surrounded by mature planting and established greenery, creating a welcoming first impression. A pathway to the side provides convenient access to the rear garden.

Stepping inside, the entrance vestibule offers a practical space for coats and shoes before leading into the welcoming hallway, where a carpeted staircase rises to the upper floor.

To the left, the generously proportioned lounge provides a comfortable setting for relaxing and entertaining. Two windows overlook the front garden, filling the room with natural light, while a feature fireplace with timber surround creates an attractive focal point. Recessed shelving adds character, and there is ample space for both lounge furniture and a dining table.

Continuing through to the rear, the kitchen features cream shaker style cabinetry complemented by wood effect worktops, coordinating flooring and white tiled splashbacks. An oven, hob and extractor hood are fitted, with space for additional appliances. A breakfast bar provides a lovely spot for casual dining, while the window overlooks the rear garden. A rear lobby offers additional storage and direct access outside.

Upstairs, the principal bedroom is a spacious double positioned to the front of the property. Two windows provide plenty of natural light, while a built in storage cupboard and ample space for bedroom furniture add to its practicality.

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The second bedroom is another well proportioned double, enjoying a pleasant outlook over the rear garden. This versatile room offers plenty of space for bedroom furniture and could equally accommodate a home working area if desired.

Completing the upper accommodation, the family bathroom comprises a white three piece suite with a bath and overhead electric shower, washbasin and WC. White tiling, contrasting grey shower panelling and an obscured window complete the space.

Outside, the established rear garden offers a lovely combination of lawn, mature planting and paved areas, providing an inviting setting for outdoor dining and relaxation. A timber shed offers additional storage, while side access connects the front and rear gardens.

Woodside Terrace enjoys a peaceful village setting in Bridgend, with Bridgend Primary School, a local convenience store and Post Office nearby. The historic town of Linlithgow is approximately 2.6 miles away, offering a wider selection of shops, supermarkets, cafes and leisure facilities. Linlithgow railway station provides excellent connections to Edinburgh, Glasgow and Falkirk, while nearby schooling includes Winchburgh Academy.

Home Report Value- £140,000
EPC - D
Council Tax Band - A
Square Ft- 786/ 73m2

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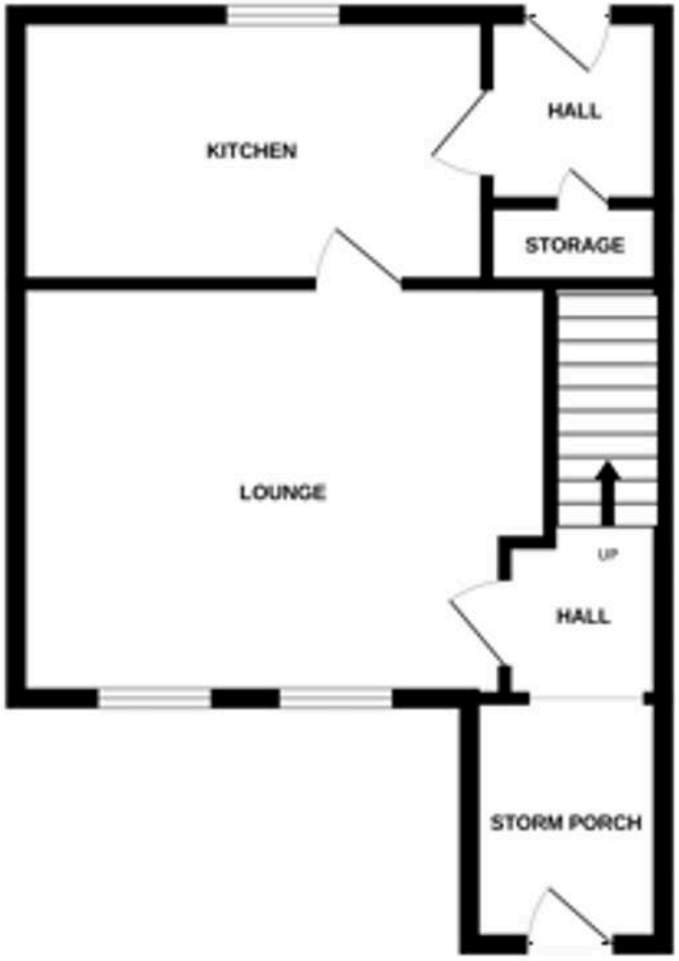








GROUND FLOOR



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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