



Plot 9, The Richmond  
WINCHBURGH | BROXBURN | EH52 6QP

  
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The 3-bedroom Richmond, available as semi-detached or end-terraced, perfectly balances space and style. The entrance hall with storage and wc leads to both the large dining kitchen, equipped with premium appliances and extensive storage, and the separate living room with French doors to the rear garden.

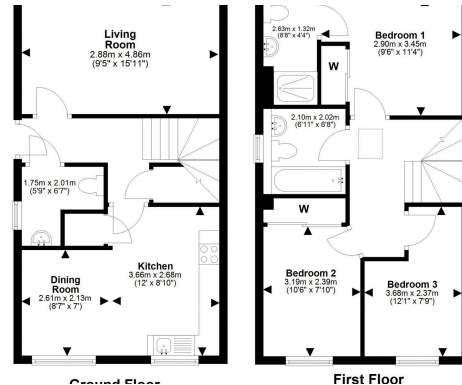
Upstairs, indulge in the luxury of the master bedroom complete with en-suite shower room. Two additional spacious bedrooms and a family bathroom with shower over the bath complete this home.

Winchburgh offers the opportunity to live in a thriving, well-connected community close to Edinburgh, combining modern living with scenic surroundings and excellent amenities. Commuting is straightforward, with Edinburgh city centre only around 9 miles away and excellent road connections via the M8 motorway.

Public transport is also convenient, with regular bus services and trains at nearby Linlithgow or Uphall/Broxburn stations. Edinburgh Airport is just over 15 miles away, providing easy access for travel further afield.

## PRICE & VIEWING:

Please refer to our website, [www.warnersllp.com](http://www.warnersllp.com) or call us on 0131 667 0232.



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