



188 East Main Street, Broxburn

Offers Over £105,000





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.

This charming traditional stone built two bedroom flat presents an exceptional opportunity for buyers seeking a characterful home within easy reach of the town centre. Boasting its own main door entrance, the property combines the privacy and convenience of independent access with the timeless appeal of period architecture.

Upon entering, you are greeted by a cosy lounge which leads to a spacious double bedroom, offering ample room for furnishings and relaxation.

The second bedroom is flexible in its use, making it ideal as a guest room, home office or nursery, depending on your individual needs. The living area is well proportioned, providing a comfortable setting for both every-day living and entertaining, while the kitchen is thoughtfully arranged with storage and workspace to suit modern lifestyles.

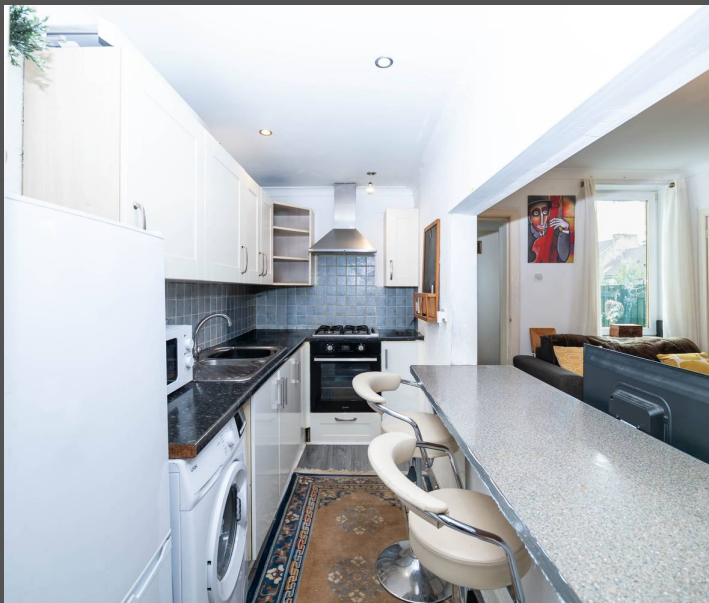


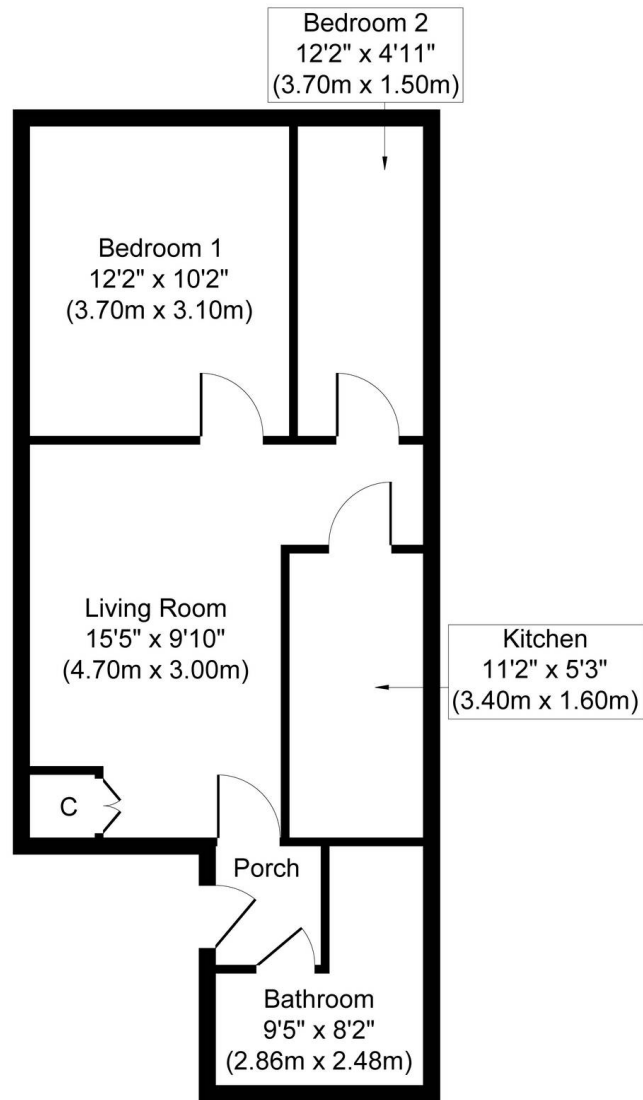
188 East Main Street

Broxburn

- Traditional Stone Built Two Bedroom Flat
- Main Door Entrance
- Private Garden
- Spacious Double Bedroom And Flexible Second Bedroom
- Designated Off Street Parking
- Chain Free Purchase
- Additional Outdoor Storage
- Within Walking Distance To Town Centre And Excellent Transport Links

Charming 2-bed stone flat with private entrance, off-street parking, outdoor storage, and flexible layout. Walk to town centre, shops, and transport. Chain free. Ideal for professionals or couples.





Ground Floor
Approximate Floor Area
509 sq. ft
(47.29 sq. m)





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