



£118,000 Offers Over

Farquhar Square, Balckridge

End of Terrace | 3 Bedrooms | 1 Bathroom

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# Step Inside

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## Key Features

- Open Plan Living Area
- Conservatory
- Three Bedrooms
- Detached Garage
- Great Location
- Home Report Available In Property Description

## Property Description

Charming three bed end terraced family home, ideally positioned a short walk from Blackridge Primary School. Property Comprises; Open Plan Living Area, Conservatory, Three Bedrooms, Shower Room and Detached Garage

## Main Particulars

Charming and deceptively spacious three bedroom end terraced family home, ideally positioned a short walk from Blackridge Primary School. Property Comprises; Open Plan Living Area, Conservatory, Three Bedrooms, Shower Room and Detached Garage.

A small porch opens into the main entrance hallway that in turn gives access to the living area, downstairs bedroom, shower room, and storage cupboard. Carpeted stairs lead to the first floor.

The main living area is a fantastic open plan lounge, kitchen and dining area, with patio doors opening through to a bright and spacious conservatory.

A downstairs bedroom with built in storage, and a shower room with corner cubicle and modern white suite complete the downstairs accommodation.

The upper level contains a further two bedrooms with built in storage cupboards, and a substantial storage cupboard on the landing would be ideal for conversion to an upstairs bathroom.

Externally to the front the garden is laid to turf, and to the rear the garden is a mixture of mono bloc and stone chips offering low maintenance. A spacious detached garage is a great addition.

All blinds, light fittings and integrated appliances in the kitchen are included.

LOUNGE - 4.81m x 3.58m

DINING KITCHEN - 5.46m x 2.32m

CONSERVATORY - 3.36m x 2.25m

BEDROOM 1 - 4.26m x 2.68m

BEDROOM 2 - 4.25m x 2.99m

BEDROOM 3 - 3.07m x 2.64m

SHOWER ROOM - 2.33m x 1.72m

Location

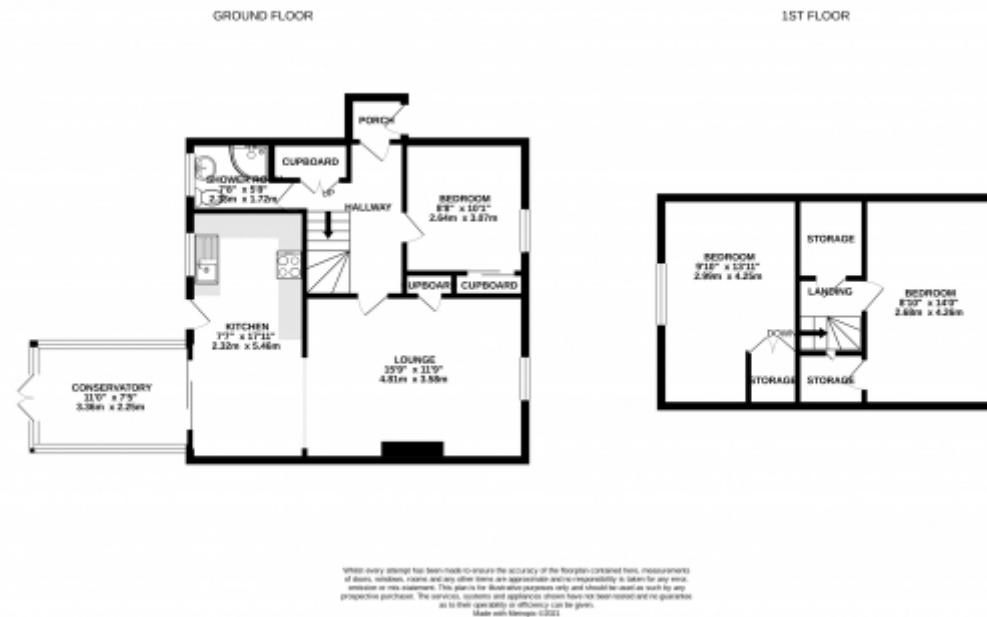
Blackridge is a popular village, with a great sense of community. Ideally placed for the commute, it has easy access to the M8 network. The railway station connects to both Edinburgh and Glasgow. The local primary school is Blackridge Primary, and St Anthony's Primary. The catchment secondary schools are Armadale Academy and

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This floorplan is for illustrative purposes only and the location of doors, windows and other items are approximate.

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