



**17 Almond Square**  
**East Whitburn EH47 8EU**  
**Offers Over £95,000**

**Caesar & Howie**  
*Solicitors & Estate Agents*



## 17 Almond Square

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This is a deceptively spacious terraced bungalow, that is located within a sought after area and will prove popular as a suitable retirement property or investment/renovation project. It has well proportioned rooms throughout, excellent storage facilities, sizable rear garden with side access and excellent potential. Parking on street to front. The location has easy access to local store, public transport and the town centre shopping/amenities are only a short drive away. Nearby M8 junction 4 gives swift access to major towns and cities. Flexible/early entry is available. Chain Free. Sold as seen.

- **Entrance hall**
- **Spacious lounge**
- **Kitchen & rear vestibule**
- **Two double bedrooms**
- **Shower/wet room**
- **GCH & DG**
- **Large garden**
- **On street parking**
- **Council Tax Band A**

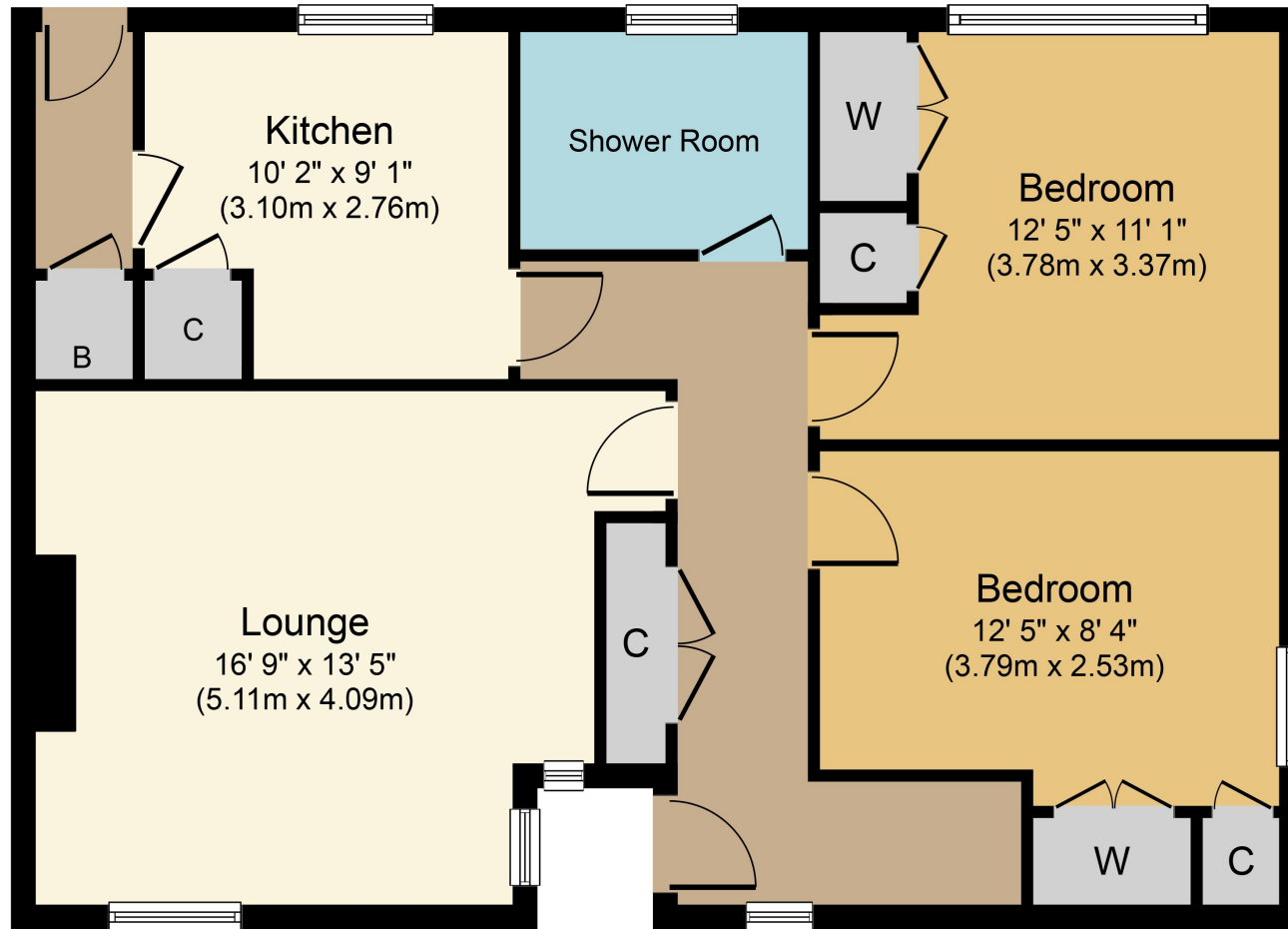


Viewings: Strictly by appointment through Caesar & Howie on 01506 435306 or email [kma@caesar-howie.co.uk](mailto:kma@caesar-howie.co.uk)



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