



1 Riddochhill Crescent
Blackburn EH47 7LE
Offers Over £83,000

Caesar & Howie
Solicitors & Estate Agents



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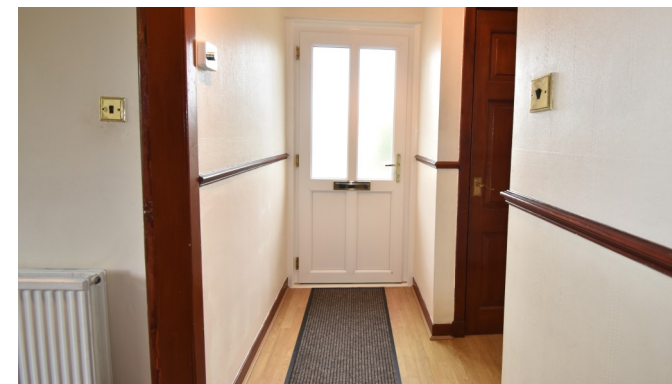
Blackburn Bathgate EH47 7LE

This is a bright and well presented lower flat, that will provide an ideal first buy, investment or suitable retirement property perhaps. It has undergone many improvements over recent years including new windows and doors, heating system and shower room. All rooms are well proportioned and there is excellent further potential. Sizable gardens are situated to front and rear. The location has easy access to nearby shopping, health centre, schools and public transport. Neighbouring Bathgate provides rail services and a host of supermarkets, shopping and amenities. Flexible/early entry available. Chain free.

- **Entrance hallway**
- **Spacious/bright lounge**
- **Kitchen**
- **Two double bedrooms**
- **Modern shower room**
- **GCH & DG**
- **Gardens front and rear**
- **Council Tax Band A**
- **Close to amenities**
- **On street parking**

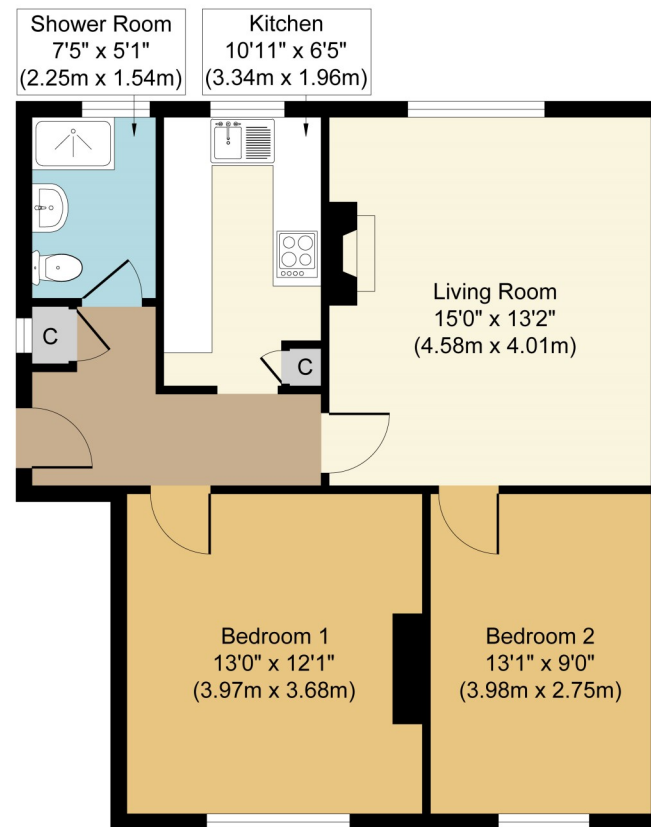


Viewings: Strictly by appointment through Caesar & Howie on 01506 435306 or email mam@caesar-howie.co.uk



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Whilst every attempt has been made to ensure the accuracy of the floor plan 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. The measurements should not be relied upon for valuation, transaction and/or funding purposes. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. 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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