



# 12 Badger Grove, Broxburn

Offers Over £315,000





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Broxburn

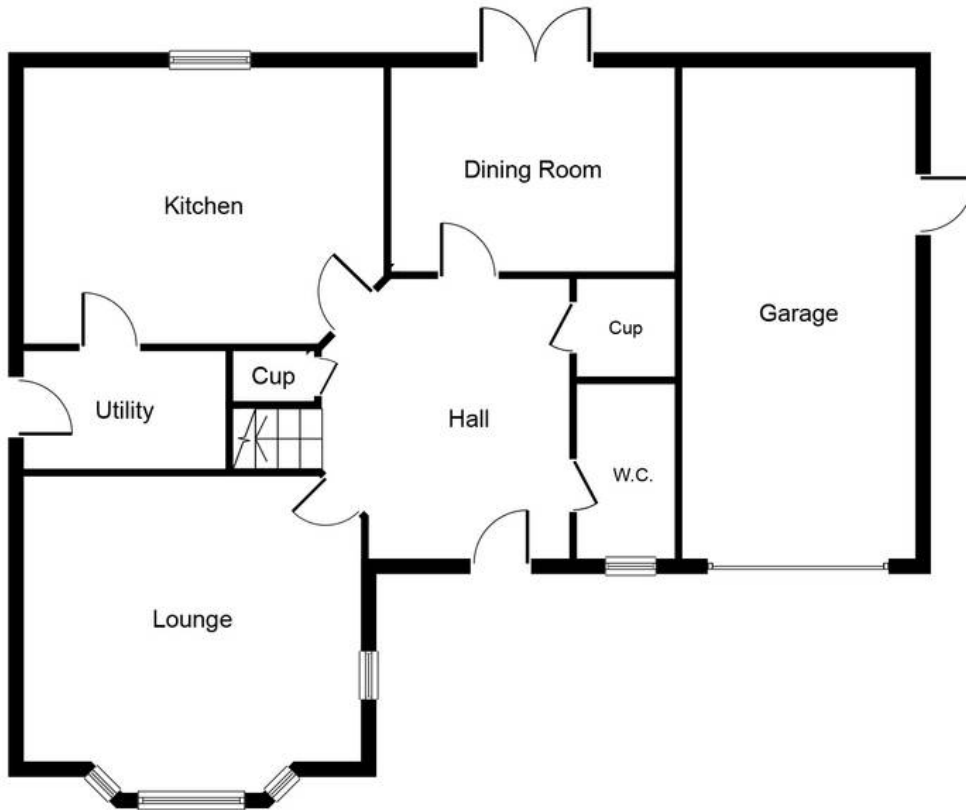
Modern four bedroom detached home situated within the ever popular Waterside Meadows Development. Boasting a private south facing Rear Garden and within walking distance of both primary and secondary schooling this makes for the perfect family home.

Council Tax band: F

Tenure: Freehold

- Modern Detached Home
- Two Public Rooms
- Utility Room
- Garage
- Fully Enclosed South Facing Rear Garden
- Dining Room With Patio Doors Leading To Garden
- Close To All Amenities
- Located Within The Highly Desirable Waterside Meadows Development
- Visitors Parking Bays





**Ground Floor**



**First Floor**

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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