



3 Easter Inch Steadings,
Bathgate, EH48 2EH
Offers Over £290,000

Caesar & Howie
Solicitors & Estate Agents



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A charming, spacious and truly unique B listed converted homestead, forming a centre piece to a highly sought after steading. Circa 1900, converted Circa 2003, the accommodation is well presented, and has so many unique features, including "The Tower". Will provide comfortable accommodation to suit many buyers and is an excellent house for entertaining. Enjoys a peaceful setting, yet well placed for town amenities, supermarkets, schools and rail station. Attractive walks from the doorstep. Be quick to view.

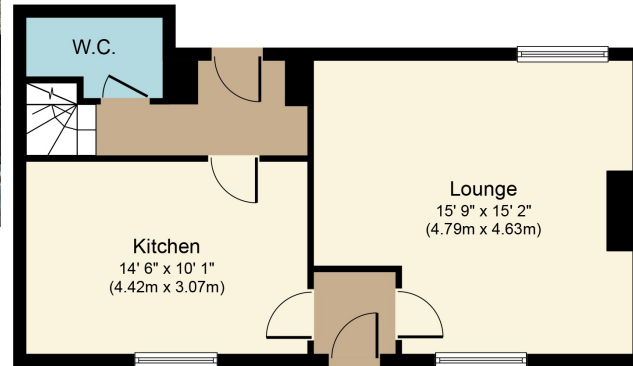
- **Spac lounge/dining (ornamental fireplace)**
- **Bespoke fitted kitchen/breakfast room**
- **W.C**
- **3 Spacious bedrooms (master en-suite)**
- **Bathroom**
- **Feature study/hobbies room within tower**
- **Gas central heating**
- **Traditional sash & case windows**
- **EV Charging point**
- **Sizable rear garden (sunny position)**
- **Front garden, parking & garage**
- **Attractive communal courtyard**
- **Council Tax Band F**
- **Energy Efficiency Rating: D**

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

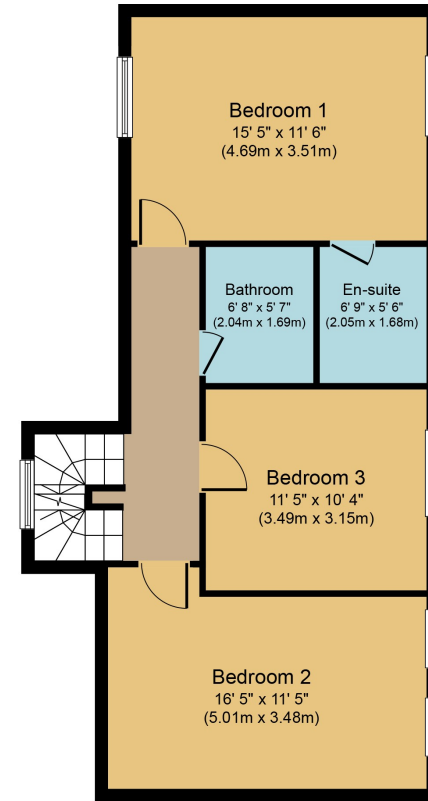


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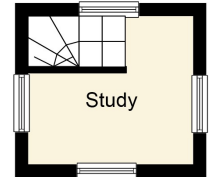
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Ground Floor



First Floor



Second 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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