



61 Ogilvie Way, Livingston

Livingston

Offers Over **£165,000**



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Livingston, Livingston

This charming two-bedroom semi-detached home offers comfortable living in a quiet pocket of Livingston.

The property provides ample space which would suit an array of potential buyers, featuring a spacious open-plan kitchen and lounge area on the ground floor, perfect for entertaining or relaxing with family.

The open plan kitchen area offers great space for meal preparation and casual dining, while the adjoining lounge provides a generous living space for comfortable living.

Upstairs, the first floor comprises two well-proportioned bedrooms and a modern family bathroom, upgraded in 2021 to add a touch of luxury.

The main bedroom is spacious and inviting, and boasts fitted storage. While the second bedroom is ideal for a child's room, guest room, or home office.

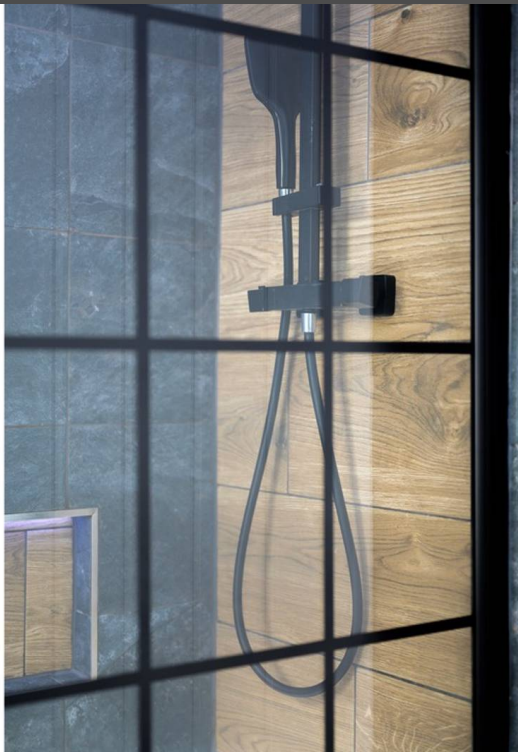


Outside, the property boasts a good-sized, fully enclosed southwest-facing rear garden, offering plenty of space for outdoor relaxation or entertaining. Additionally, there is a driveway with space to accommodate multiple cars, along with a detached single garage, providing excellent parking and storage options.

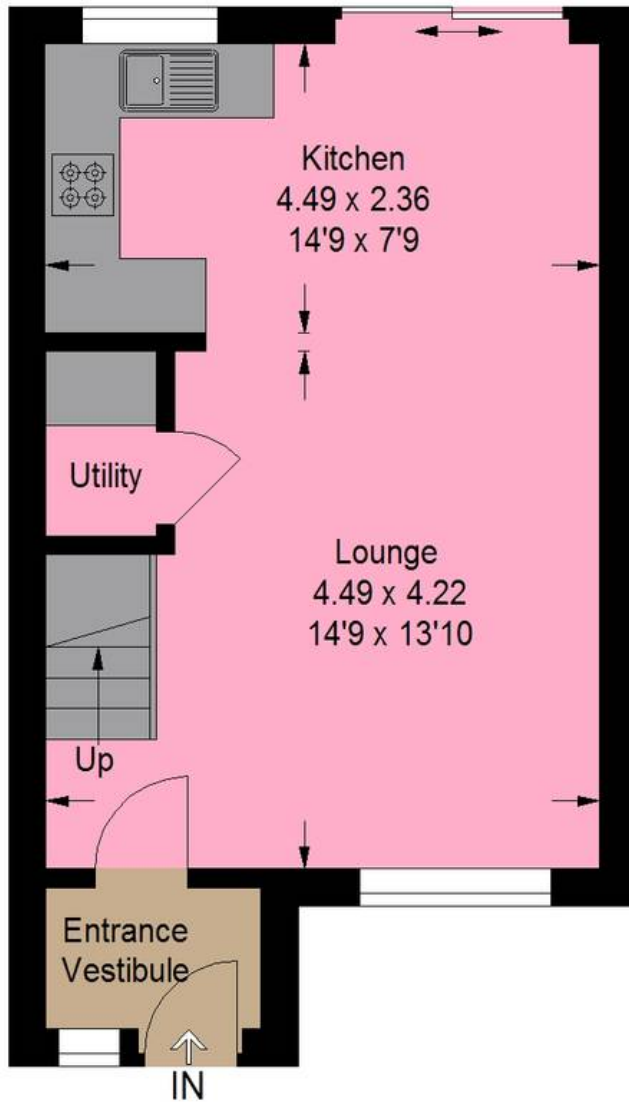
Situated in a tranquil area with peaceful walks nearby, the home also offers excellent access to commuter links. The M9 and M8 motorways are easily accessible, and Livingston North Train Station is conveniently close, making this property ideal for those who need to travel for work or leisure.

With its practical layout, modern bathroom upgrade, and desirable location, this semi-detached house presents an excellent opportunity for first-time buyers, growing families, or professionals seeking a comfortable and well-connected home in Livingston.

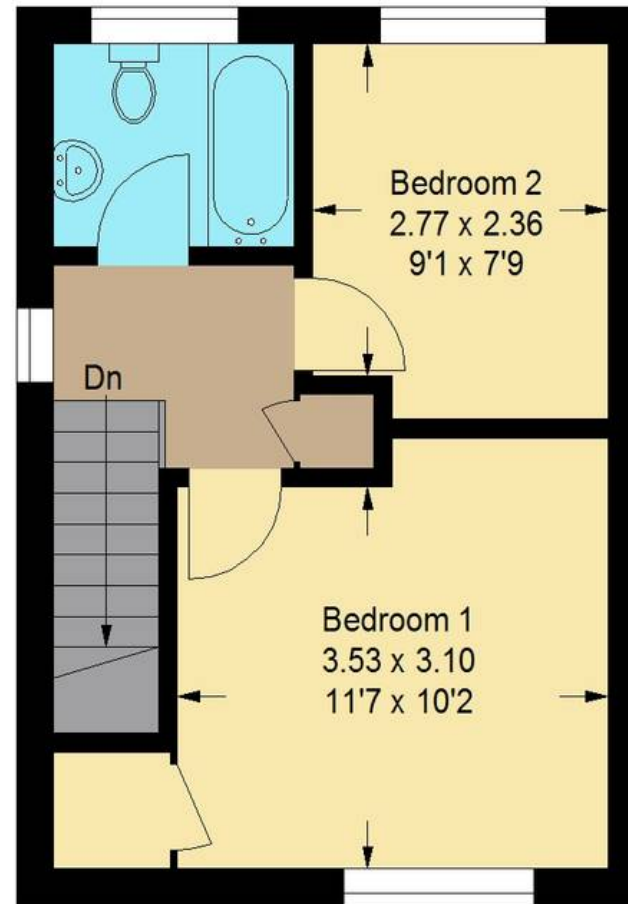




Approximate Gross Internal Area = 63.1 sq m / 679 sq ft



Ground Floor



First Floor

Illustration For Identification Purposes Only. Not To Scale (ID:1125372 / Ref:89254)



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