



5 Baird Square, East Calder

East Calder

Offers Over £330,000



## 5 Baird Square

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'The Fairbairn' by Taylor Wimpey is nestled within the highly sought-after Calderwood development, this beautiful four-bedroom detached home is the perfect blend of modern living, convenience, and community spirit. Designed with family life and entertaining in mind, the property boasts a spacious and well-thought-out layout, complemented by lovely outdoor spaces and a prime location near local amenities and nature parks.

As you enter, a welcoming hallway sets the tone for the rest of the home. The ground floor offers an ideal balance of practicality and style. To your left, a versatile study provides a quiet retreat, whether for work-from-home days or as a snug.

The heart of the home is the bright and airy living room, located at the rear of the property, which enjoys views of and direct access to the beautifully landscaped garden—a perfect space for family gatherings or relaxing evenings. Adjacent to the living room is the modern, well-equipped kitchen, featuring generous worktop space, sleek cabinetry, and ample storage to cater to all your culinary needs. The kitchen flows seamlessly into a cosy dining room, creating an intimate space for family meals and entertaining.

Completing the ground floor is a conveniently located WC, finished with half height tiling. The integral garage provides secure storage or parking, and this home has added benefit of a double driveway to the front ensuring plenty of off-street parking for homeowners and visitors alike.



Upstairs, the home continues to impress with its spacious accommodation. The primary bedroom is a true highlight, offering a large, peaceful space complete with built-in storage and its own private en-suite bathroom. Three further well-proportioned double bedrooms, all bright and versatile, provide the flexibility needed for family life or guest accommodation.

The main family bathroom is thoughtfully designed with a bath and shower combination, catering to everyone's needs. Additional storage is provided throughout the first floor, including fitted storage within three of the bedrooms, ensuring a clutter-free living environment.

The outdoor spaces are equally appealing, with a stunning landscaped rear garden that serves as a private oasis for alfresco dining, children's play, or simply enjoying the outdoors.

Located within the vibrant Calderwood community, this property is perfectly positioned for families and nature lovers alike. The nearby Calderwood and Almondell Country Parks provide picturesque walking and cycling routes, while the Calderwood Café, just a short stroll away, adds to the welcoming neighbourhood feel. The area is well-served by highly regarded local schools at both Primary and High School level, and excellent transport links offer easy access to surrounding towns and cities.

This truly stunning home offers a rare opportunity to enjoy modern, spacious living in a friendly and thriving community, surrounded by natural beauty and local amenities.

With its fantastic layout, excellent outdoor space, and enviable location, this home is ideal for families and professionals alike. Early viewing is highly recommended to appreciate everything this property has to offer.









## Bridges Properties

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