



10a Station Road, Broxburn

Offers Over £83,000





# 10a Station Road

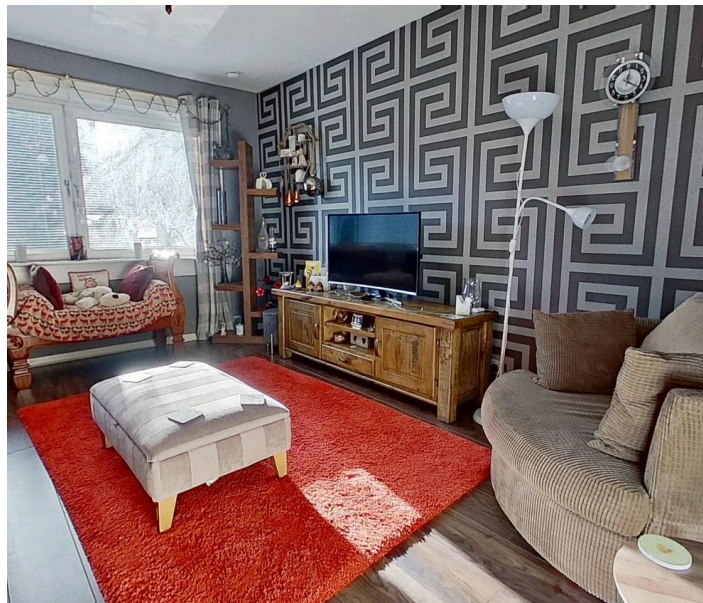
Broxburn

Charming ground floor flat with double bedroom and ample storage, communal garden. Convenient location near amenities and transport links, ideal for investors or first-time buyers.

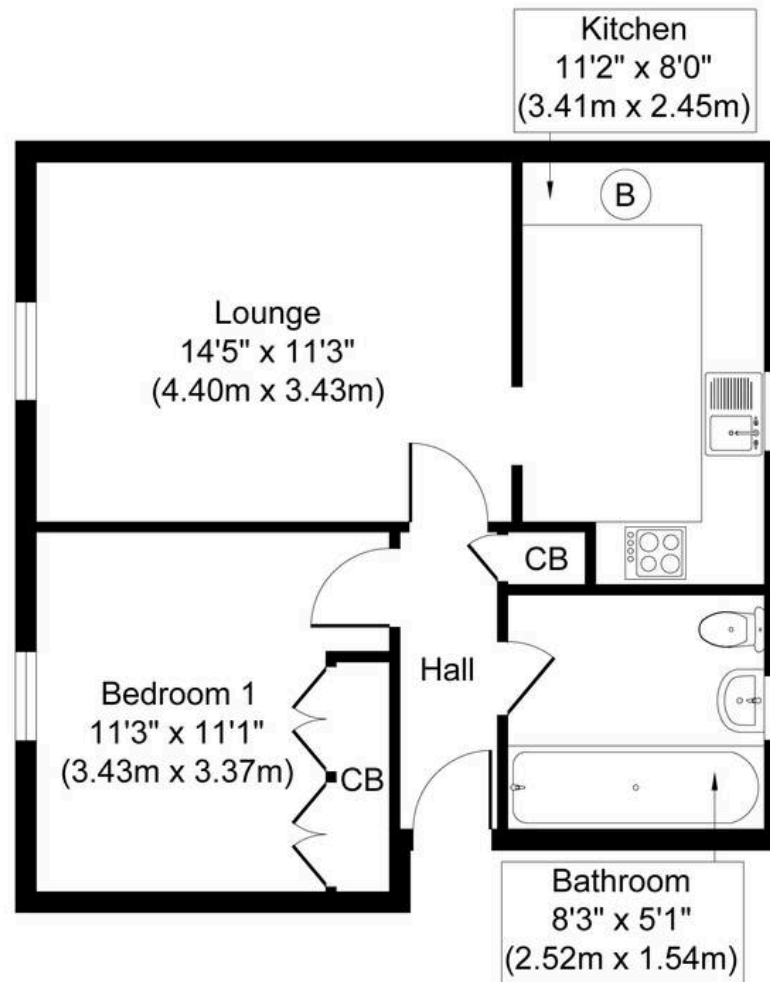
Council Tax band: A

Tenure: Freehold

- One Bedroom Ground floor Flat
- Move In Condition
- One Double Bedroom With Built In Storage
- Ideal For Investor Or First Time Buyer
- Well Proportioned Rooms
- Located In A Popular Area
- Ample Storage Throughout
- Communal Garden
- GCH & DG
- Close To Travel Links And Town Centre







**Approximate Floor Area**  
**498 sq. ft**  
**(46.23 sq. m)**

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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