



RE/MA
Estates



43 Kingsfield, Linlithgow

Fixed Price £187,000



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NEW REDUCED PRICE - Chloe Mason with RE/MAX Estates Linlithgow is proud to present this beautifully presented 2-bedroom mid-terrace home.

Council Tax band: TBD

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



Lounge

This beautifully presented front-facing lounge is flooded with natural light thanks to a large picture window. The space is thoughtfully decorated in soft, neutral tones with elegant coving and contemporary finishes. A plush corner sofa showcases where you can create a comfortable setting for relaxing or entertaining, while the open staircase adds a touch of character. With ample room for both seating and a home working area, this versatile living space is perfect for modern family life.

Kitchen

This stylish modern kitchen is beautifully finished with high-gloss cabinetry, marble-effect splashbacks and sleek worktops, creating a clean and contemporary space for cooking. Well-equipped with a range of integrated appliances including a dishwasher, fridge freezer, gas hob, oven, and extractor hood, it's designed with both functionality and aesthetics in mind. A large rear window and glazed door flood the space with natural light and offer direct access to the garden—ideal for summer dining and entertaining.

Master Bedroom

The principal bedroom is a bright and calming space, positioned to the front of the home and benefiting from excellent natural light. Tastefully decorated in soft tones with a stylish feature wall, the room is complemented by fitted mirrored wardrobes that provide generous storage while enhancing the feeling of space. With plush carpeting underfoot and plenty of room for additional furniture, this is an ideal retreat at the end of the day.





Bathroom

Finished to a high standard, this contemporary family bathroom features a sleek three-piece suite comprising a WC, vanity unit with integrated sink, and a full-size bath with overhead shower and glass screen. The room is stylishly clad in grey marble-effect panelling, offering a clean and low-maintenance finish. A chrome towel rail and mirrored cabinet complete the space, making it both practical and visually appealing.

Bedroom 2

This generous second bedroom enjoys a peaceful rear outlook and is filled with natural light. The room is currently used as a bedroom and workspace, offering ample space for a double bed, desk, and storage. Freshly decorated in crisp white with a bold feature wall, it provides a bright and versatile setting ideal for guests, or home working.

Entrance Vestibule

Stepping into the property, you're greeted by a bright and practical entrance vestibule—ideal for storing coats, shoes, and everyday essentials.

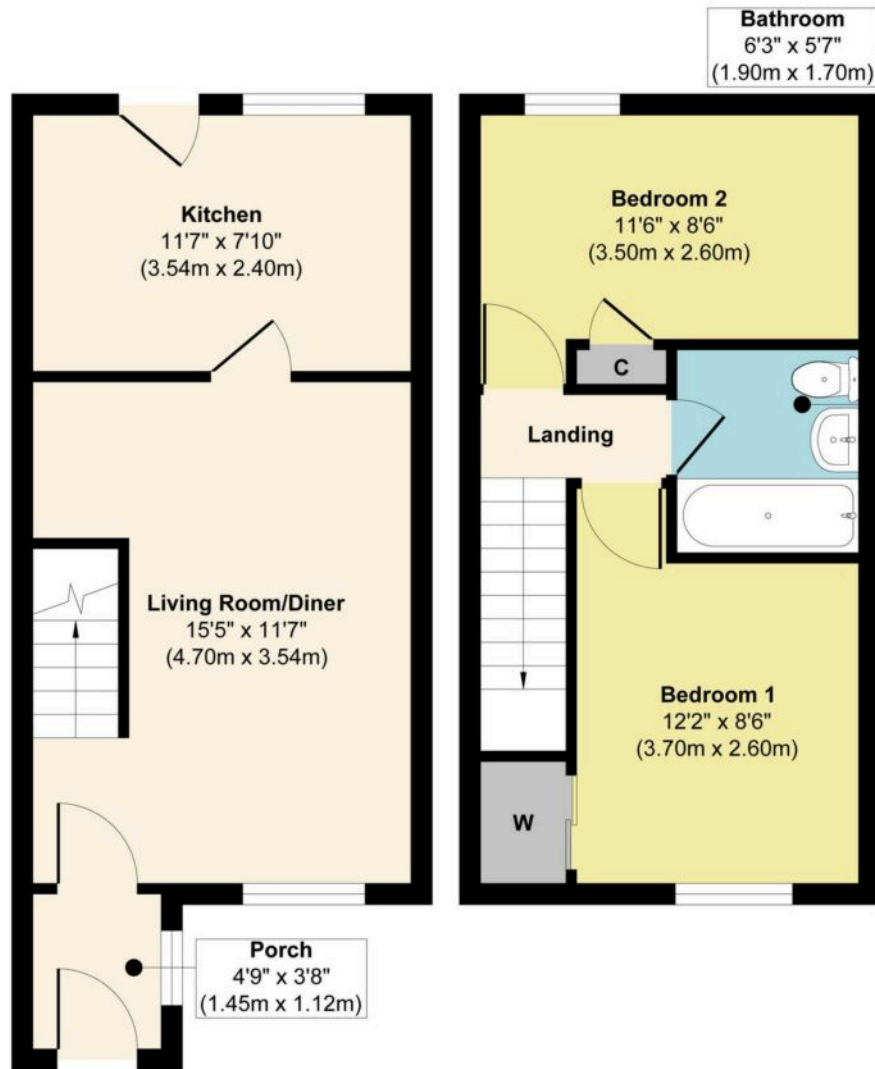




REAR GARDEN

Enjoying a sunny, private aspect, the fully enclosed rear garden offers a low-maintenance outdoor space ideal for relaxing or entertaining. Finished with artificial lawn and paving, it provides space for outdoor seating, play, or al fresco dining. A handy storage shed and a rear gate for access add to the practicality of this well-kept garden, making it perfect for busy households or those seeking easy upkeep.

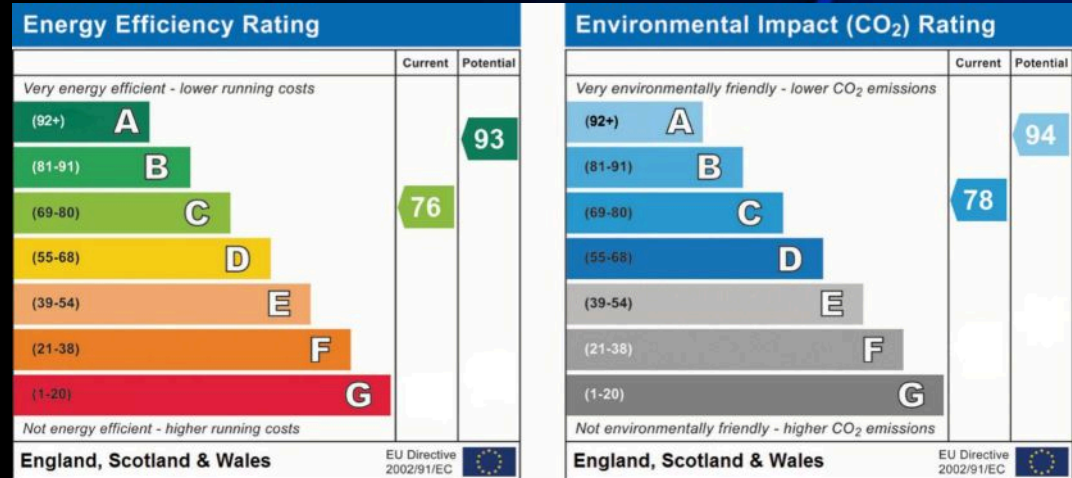




Approx. Gross Internal Floor Area 568 sq. ft / 52.82 sq. m

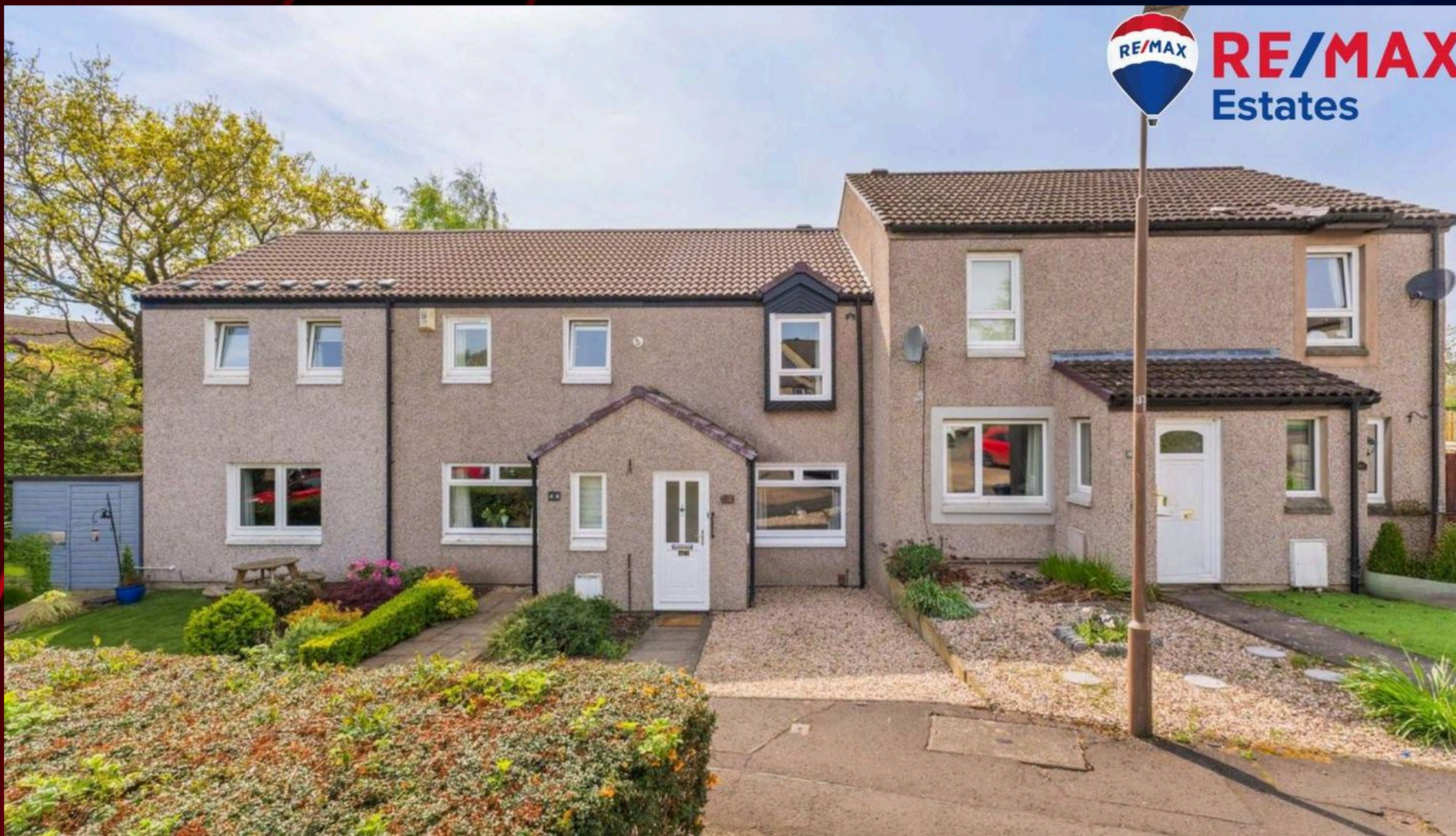
Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property





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