

40 Prestonfield Gardens, Linlithgow

West Lothian





2 Bed | 2 Bath | 67m2

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40 Prestonfield Gardens

This is a wonderful opportunity to purchase a spacious two-bedroom, ground floor flat, located within walking distance of all local amenities. Presented to the market in superb condition throughout, early viewing is strongly advised to appreciate the potential and location on offer.

The internal accommodation comprises: an entrance hall with large storage cupboard, bright lounge, kitchen with integrated appliances, two double bedrooms with built-in wardrobes, one with ensuite facilities and a family bathroom. Warmth is provided by gas central heating and double glazing.

The block provides security entry to the well maintained communal close, which is cleaned weekly. Externally the property enjoys landscaped communal grounds and plentiful parking.

40 Prestonfield Gardens is located within the historic Royal Burgh of Linlithgow. Linlithgow sits in the middle of the Scottish Lowlands and is within easy reach of both Edinburgh and Glasgow via motorway links and a regular train and bus service which makes it an ideal commuter base







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