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25 Lyon Court

Bo'ness, EH51 0HR

Offers over £150,000



A beautifully presented semi-detached family home in a popular, sought-after location. Perfect for buyers of all ages, it offers convenient ground-floor living for the less mobile, plus two spacious double bedrooms upstairs.



Description

A charming semi-detached home set within a peaceful cul-de-sac, presented in move-in condition, ideal for comfortable and convenient living.

This thoughtfully designed property offers a versatile layout with a double bedroom and a shower room on the ground floor, perfect for those who prefer or require single-level living. Upstairs, you will find two further double bedrooms, each featuring built-in wardrobes and additional eaves storage, providing ample space and organization.

The ground level also boasts a naturally bright and airy lounge, offering lovely views over the mature, well-maintained garden, creating a tranquil and inviting atmosphere. The spacious kitchen is equipped with wall and base units, complemented by worktops, a gas cooker, washing machine, and fridge freezer, making it functional and practical for daily living.

Additional space is provided by a box room which could easily be converted into a home office or study, catering to modern needs. The property benefits from fresh décor throughout, double glazing, gas central heating, and excellent storage solutions.

Externally, the rear garden is mature and fully enclosed, featuring a lawned area with a selection of mature plants and flowers, perfect for relaxing or gardening enthusiasts. The good sized greenhouse is included in the sale. To the front, there is ample off-street parking for residents and visitors alike.

Internal inspection is highly recommended to truly appreciate the comfort and potential this

Local Area

Lounge 13'8" x 13'6" (4.17 x 4.13)

Kitchen 13'8" x9'10" (4.19 x3.00)

Bedroom 1 11'1" x 9'10" (3.4 x 3.02)

Shower Room 6'6" x5'5" (2.00 x1.66)

Box Room 3'3",9'10" x 7'0" (1,3 x 2.14)

Bedroom 2 14'9" x 9'11" (4.5 x 3.04)

Bedroom 3 14'2" x 10'2" (4.32 x 3.1)

Contact Us

To arrange a viewing or for further details please call 01501 733200 or email property@sneddons.com.

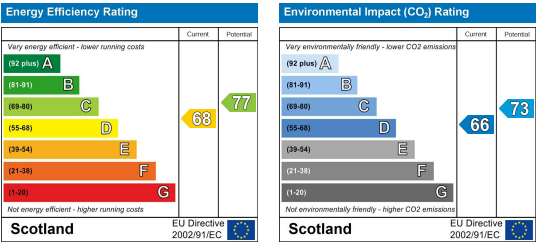
Area Map



Floor Plans



Energy Efficiency Graph



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