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## West Main Street, Broxburn, EH52 5LQ

Offers Over £190,000

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This spacious and characterful stone-built two-bedroom semi-detached cottage, located in the sought-after town of Broxburn, combines traditional charm with the potential for transformation. With generously sized rooms, an expansive garden perfect for relaxation or entertaining, and the convenience of a driveway for multiple vehicles along with a detached garage, it offers an excellent canvas for creating a truly unique home. While requiring some cosmetic upgrading, this property is ideal for those seeking to personalise their home in a highly desirable location.

 01506 637553

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 [www.property-webb.co.uk](http://www.property-webb.co.uk)

 71 South Bridge St, Bathgate, EH48 1TJ



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## Key Features

- Traditional semi-detached cottage
- Requires cosmetic upgrading
- Dining room with fireplace and chimney
- Two double bedrooms with storage
- Expansive garden
- Located in thriving town of Broxburn
- Spacious living room with bay window and Edinburgh press
- Kitchen and sunroom
- Four piece bathroom
- Driveway and garage

94 West Main Street, Broxburn, EH52 5LG



Total Area: 139.8 m<sup>2</sup> ... 1505 ft<sup>2</sup>

All measurements are approximate and for display purposes only.

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