

Property Details

43 Nettlehill Road, Uphall Station,
Livingston, West Lothian, EH54 5PP

Offers Over **£90,000**



Property Photos

43 Nettlehill Road, Uphall Station, Livingston, West Lothian, EH54 5PP

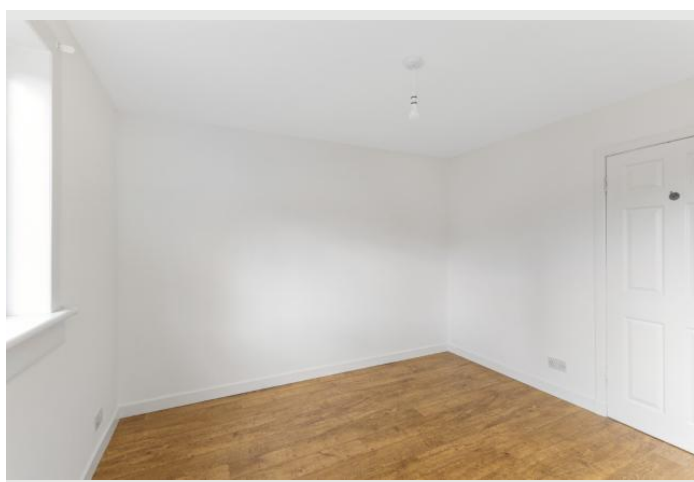
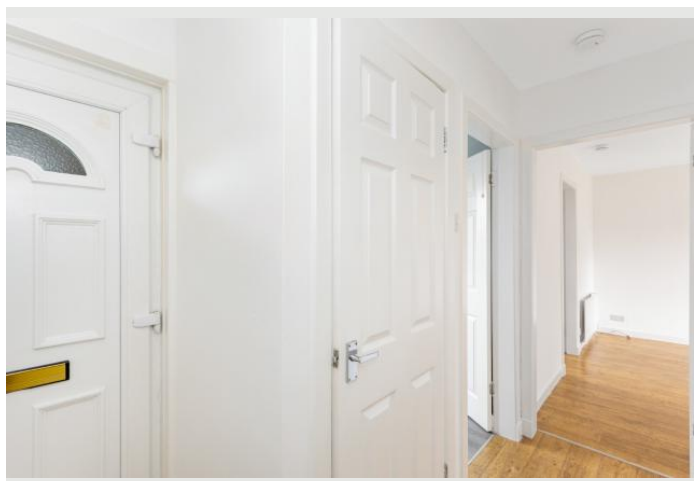


Creation Date

05/09/2025

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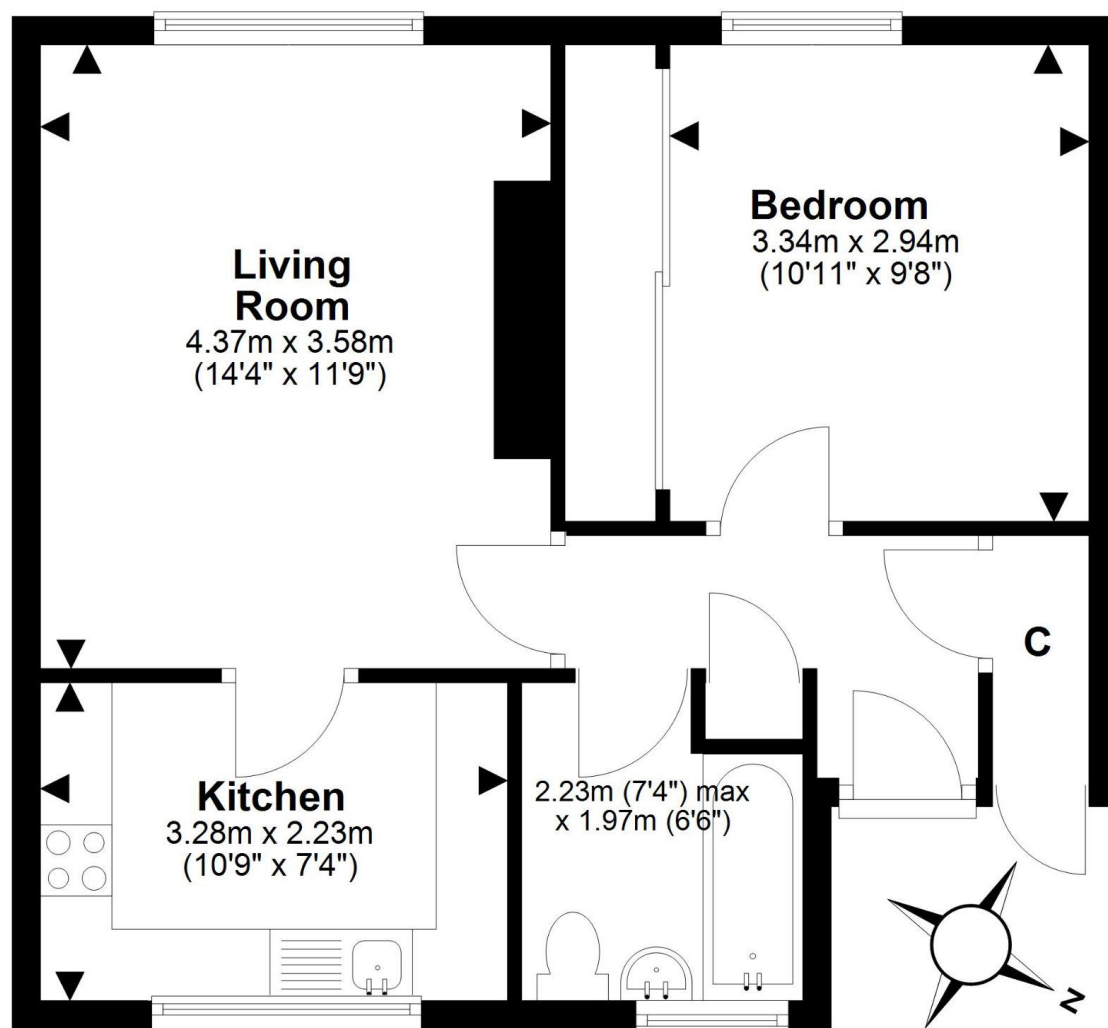


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Property Floor Plans

43 Nettlehill Road, Uphall Station, Livingston, West Lothian, EH54 5PP



This plan is for illustrative purposes only and should only be used as such by a prospective purchaser.
For details of the internal floor area, please refer to the Home Report.

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Property Info

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Property Type
Flats / Apartments
Property Style
Ground Flat
Bedrooms
1
Bathroom
1
Receptions
1
Tenure Type
Freehold
Floor Area
-
Agency Type
-
Parking
None
Type
Sales
Electricity
-

Property Info

43 Nettlehill Road, Uphall Station, Livingston, West Lothian, EH54 5PP

Water Supply
-
Sewerage
-
Heating
-
Broadband
-
Accessibility
-
Restrictions
-
Condition
-
Flooded In Last Five Years
No
Current Annual Ground Rent
-
Current Service Charge
-
Rent Review Period (Year)
-

Property Info

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Ground Rent Percentage Increase

-

Service Review Period (Year)

-

Lease End Date

-

Price Qualifier

Offers Over

Price

£90,000

Land Size

-

Age of Property

-

Year Built

-

New Home

No

Property Features

43 Nettlehill Road, Uphall Station, Livingston, West Lothian, EH54 5PP

Feature 1

Private Main Door Entry

Feature 2

Bright And Spacious Lounge Featuring Neutral Dcor

Feature 3

Well-proportioned Kitchen With A Range Of Wall And Base Units

Feature 4

Two Generous Storage Cupboards

Feature 5

Double Bedroom With Built-in Mirrored Wardrobes

Feature 6

Contemporary Bathroom Fitted With A Modern Three-piece Suite

Property Description

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We are delighted to present to the market this immaculately maintained one-bedroom ground floor main door flat, ideally located within walking distance of the town centre and rail station, offering excellent commuter links to both Edinburgh and Glasgow. This charming property is offered in true move-in condition, having been recently upgraded with new windows, fresh flooring, and modern decor throughout. It is certain to appeal to first-time buyers, investors, or those looking to downsize.

Accommodation comprises:

Private main door entry leading into a welcoming hallway with stylish new laminate flooring and two generous storage cupboards

Bright and spacious lounge featuring neutral decor, laminate flooring, a feature fireplace, and lovely rural views to the rear

Well-proportioned kitchen with a range of wall and base units, laminate worktops and freestanding cooker

Comfortable double bedroom with built-in mirrored wardrobes and new laminate flooring

Contemporary bathroom fitted with a modern three-piece suite and shower over bath

Further benefits include electric heating, double glazing, and on-street parking.

This is a superb opportunity to acquire a well-presented home in a convenient location with easy access to local amenities, transport links, and scenic surroundings.

Viewing by appointment only and is highly recommended. Call Neil 7 days on 0131 547 7075

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