



19 Millfield, Livingston

Livingston

Guide Price **£305,000 - £310,000**



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Welcome to Millfield, a stunning four bedroom detached home in the highly sought-after Livingston Village. Beautifully maintained and in true move-in condition, this property combines generous living space, modern finishes, and a south-facing landscaped garden, making it the perfect family home.

As you enter, you are greeted by a bright and welcoming hallway with handy storage under the stairs. The heart of the home is the open-plan lounge and dining area, a spacious and versatile setting that comfortably accommodates two large sofas and a family dining table. Patio doors flood the room with natural light and open directly onto the landscaped rear garden, seamlessly blending indoor and outdoor living.

The modern kitchen is designed with both style and practicality in mind, fitted with white gloss cabinetry, black worktops, and splashback tiling. Integrated appliances include an oven and four-point induction hob, with additional space for a fridge freezer, washing machine, and dishwasher. A separate storage cupboard ensures space for everyday essentials. Completing the ground floor is a bright WC finished with chrome accents, alongside a utility room providing further storage and room for additional appliances.



The property also benefits from a garage conversion, currently set up as a home office but equally versatile as a fourth bedroom. This spacious room enjoys its own en-suite shower room finished with contemporary grey panelling, chrome accents, a heated towel rail, and a large standing shower.

Upstairs, the landing is filled with natural light from a large window. The principal bedroom is a luxurious retreat, able to host a super king-sized bed alongside wardrobes, bedside tables, and additional storage. Two further bedrooms are also generously proportioned, each comfortably accommodating a king or super king bed with space for wardrobes and other furniture. The stylish family bathroom completes the upper level, fully tiled with a bathtub, overhead electric shower, chrome fittings, and a fitted wall mirror.

Externally, the front garden is low maintenance with turf and stone paving, while the south facing rear garden has been thoughtfully landscaped into a private suntrap. Decking and patio areas create the perfect environment for entertaining, barbecues, or simply relaxing outdoors. The property also benefits from a single-car driveway for off-street parking.

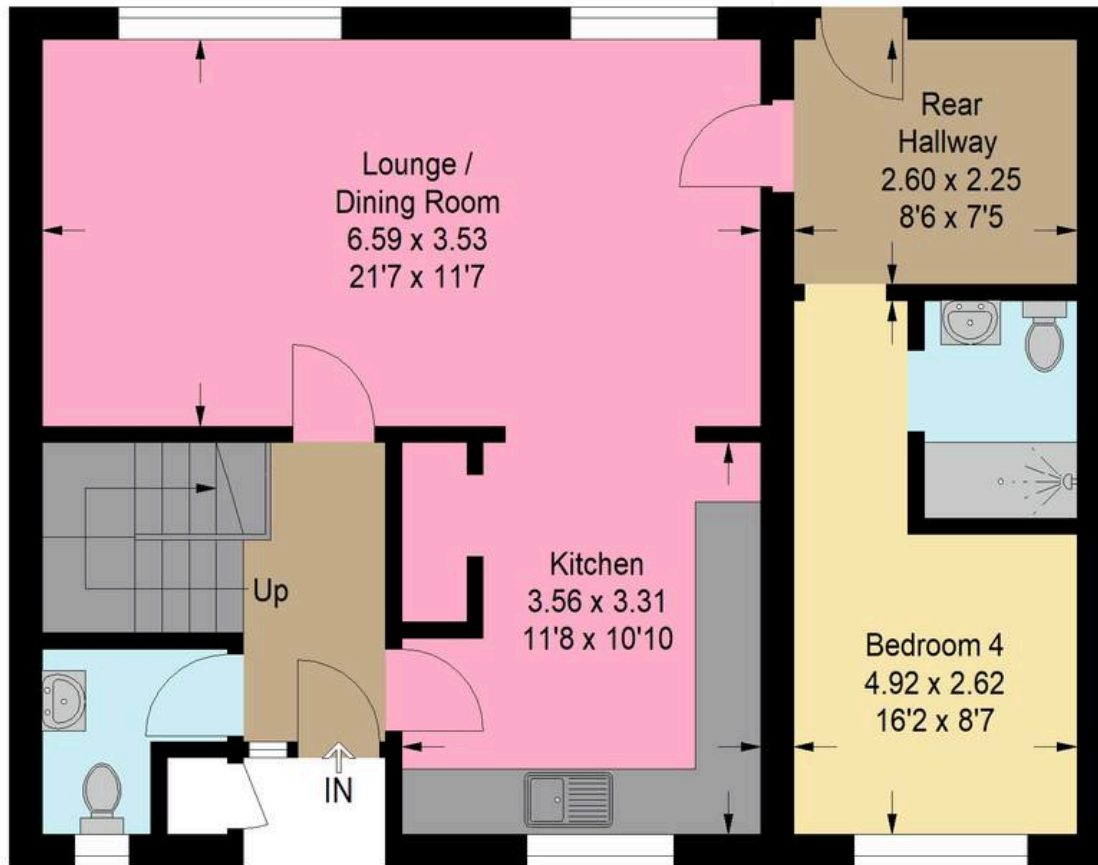
Millfield in Livingston Village is more than just a house – it is a modern family home, finished to a high standard and perfectly positioned to enjoy the best of West Lothian living.



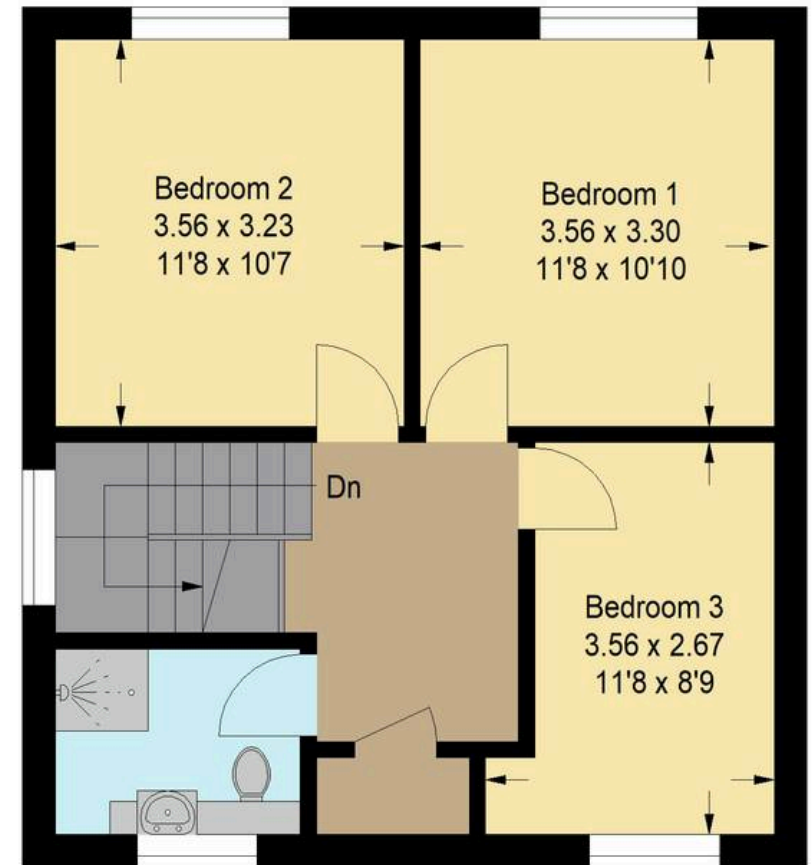




Approximate Gross Internal Area = 116.4 sq m / 1253 sq ft



Ground Floor



First Floor

Illustration For Identification Purposes Only. Not To Scale (ID:1234247 / Ref:91249)



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