



Miller Homes, Plot 34, The Bridgeford at Kinglass Meadows, Bo'ness, Falkirk, EH51 9TF

Exceptionally Spacious, Five-Bedroom, New Build, Detached Home, with Gardens and a Garage

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Property Description

Immaculate and exceptionally spacious, five-bedroom, new build, detached home with a single garage and gardens. Ideally located, in a modern and family-friendly development in Bo'ness.

Comprises an entrance hall, lounge, dining room, open plan kitchen/family room, five bedrooms, dressing room, two en-suite shower rooms, family-size bathroom, study, laundry room and ground-floor WC.

The Bridgeford at Kinglass Meadows is part of an exclusive development, offering versatile rooms spread over two floors, allowing flexibility to create a home that fits your current family lifestyle.

A stylish and energy-efficient modern home, beautifully designed, with excellent storage and French patio doors accessing a private garden, as well as a garage and well-kept communal grounds.

A welcoming entrance hall, with a store and a WC, affords access to the staircase, leading to the upper hall, and throughout the ground floor. An elegant and spacious lounge, filled with natural light, offers a generous room for family entertainment. Set to the rear, a dining room enjoys French patio doors, opening onto the garden, whilst a versatile kitchen/family room provides a natural hub for everyday family life and adjoins a convenient laundry room. A versatile study completes the ground floor.

On the upper floor, the principal bedroom combines comfort with space and features a dressing room and an en-suite shower room. Bedroom two also benefits from an en-suite shower room, whilst three further, flexible bedrooms continue the generous proportions. Completing the accommodation, a family-size bathroom offers space for a four-piece suite.

Materials within the advert have been supplied by Miller Homes.

PLEASE NOTE: Images are for illustration only, please consult the on-site development sales manager for plot-specific finishes.



Lounge	11' 9" x 12' 1"
Kitchen	13' 0" x 11' 6"
Breakfast/Family	9' 0" x 16' 9"
Dining	11' 9" x 9' 2"
Laundry	7' 6" x 6' 11"
Study	11' 6" x 7' 5"
WC	3' 8" x 6' 11"

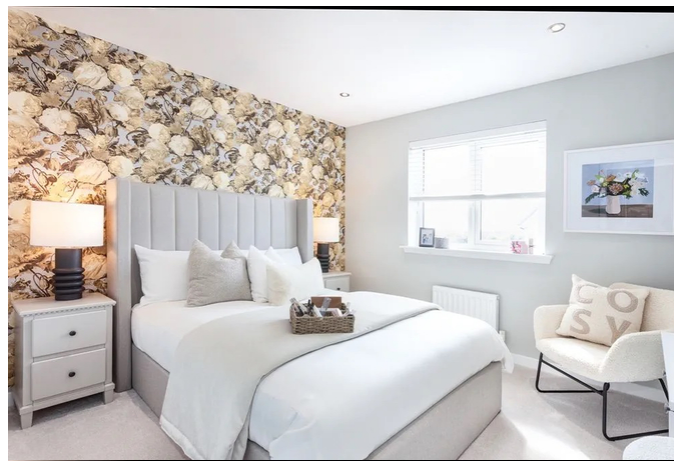
Principal Bedroom	11' 2" x 13' 3"
Dressing	8' 7" x 7' 5"
En-Suite 1	8' 7" x 5' 3"
Bedroom 2	11' 7" x 9' 0"
En-Suite 2	4' 9" x 9' 0"
Bedroom 3	11' 9" x 9' 10"
Bedroom 4	10' 8" x 9' 7"
Bedroom 5	8' 3" x 9' 0"
Bathroom	8' 5" x 7' 1"

Area Description





Bo'ness is set adjacent to the River Forth, and is primarily residential, with a mix of modern and traditional stone-built housing. Kinglass Meadows is a prestigious development, located on the edge of the historic town, with fantastic green landscapes, and just over a mile from the town centre. There is local shopping throughout, whilst the town centre offers a good choice of shops, banks, post offices, Tesco and Lidl supermarkets,

and a leisure centre. Further shopping is available at nearby Linlithgow and Falkirk, whilst Edinburgh's Gyle and Livingston retail centres offer major high-street names and restaurants. Bo'ness is ideally placed for commuters with easy access to the motorway network, and is located near the historic town of Linlithgow, providing additional amenities and a railway station with regular train services to Edinburgh, Glasgow and Stirling.





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