



George Street

Leighton Buzzard, LU7 3JX

Offers In Excess Of £375,000



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QUARTERS

YOUR NEXT MOVE

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We are delighted to offer for sale with no upper chain this rare to the market two bedroom detached bungalow, situated in this popular road within easy walking distance of the Market Town Centre. The property provides spacious accommodation comprising: Entrance hallway, lounge, kitchen/dining room, two bedrooms, wet room and additional family bathroom. Additional benefits include double glazing, gas central heating, driveway parking and landscaped rear garden. Viewing is highly recommended.

Location:

George Street sits just outside the market town centre of Leighton Buzzard, providing a range of family homes with a wealth of character. Its central location ensures that the historic market town centre is just a brief walk away, providing plenty of shops, bars, cafes and other local amenities. The property is also approximately 1.2 miles to the mainline rail station, with trains to London Euston in as little as 30 minutes. There are a number of popular schools nearby to choose from. The property is well situated for access to road transport links, with the nearby by-pass providing easy access to Aylesbury and Milton Keynes, and further afield via the M1 junction 11A. The town also enjoys a close proximity to a number of outstanding country parks and walks, including the Grand Union canal, Linslade Wood, Tiddenfoot Waterside Park and the picturesque 400 acre Rushmere Country Park.





Layout:

Enter into the welcoming hallway which provides access to the bedrooms, kitchen/diner, lounge, wet room and family bathroom. The kitchen/diner faces the front aspect and has ample space for storage and a range of kitchen appliances. There is additional space for a dining table and a door to the front. The bright and airy lounge enjoys views over the rear garden and provides a generous space for a range of living room furniture. The largest of the two bedrooms is an excellent double room, with space for a variety of bedroom furniture as well as benefiting from views of the rear garden. The second bedroom faces the front aspect and would make a great guest bedroom, or could additionally be used as an office space. The family bathroom features a three piece suite including low level WC, pedestal wash hand basin and low level bath. The wet room has the advantage of a non-slip flooring as well as a a walk-in shower, low level WC and pedestal wash hand basin.

Outside:

The block paved driveway provides ample room for two cars and a side gate leads through to the rear garden. The rear garden features a central artificial lawn which is surrounded by paving. There is an array of mature flower beds to the borders plus a timber storage shed.



Measurements and floor plans are approximate and for guidance only. Any prospective buyer should check all measurements. Floor plan coverings and fitments are for example only and may not represent the true finish of the property. Services at the property have not been tested by the agent and it is advised that any buyer should do the necessary checks before making an offer to purchase. Whether freehold or leasehold this is unverified by the agent and should be verified by the purchasers legal representative. The property details do not form part of any offer or contract and any photos or text do not represent what will be included in an agreed sale.

Floor Plan



Ground Floor

Total Area: 753 ft²

All measurements are approximate and for display purposes only

Viewing

Please contact our Quarters Estate Agents Office on 01525 853733 if you wish to arrange a viewing appointment for this property or require further information.

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