



Rowley Furrows
Linslade, LU7 2SH

Offers In Excess Of £300,000



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Rowley Furrows

Linslade, LU7 2SH

Presented to the market for sale, this three bedroom end of terrace family home, set in a sought after location within walking distance of the Mainline Train Station, popular local schooling and the Town Centre. The property offers bright and airy accommodation comprising: Entrance hallway, lounge, kitchen/dining room, conservatory, three bedrooms and a family bathroom. Additional benefits include double glazing, gas heating, low maintenance rear garden, garage and driveway parking for two cars. Viewing is highly recommended..

Location:

Rowley Furrows remains a popular residential area in desirable Linslade, and boasts a range of family homes. With both the town centre and mainline train station just a short walk away, as well as being within sought after school catchment, this location remains in high demand for first time buyers, families, and with trains to London Euston in as little as 30 minutes, this is an excellent place to live for commuters. The area is set out with numerous footpaths and green spaces, as well as play parks for families to enjoy. 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 Grand Union canal also runs through Linslade, providing a range of benefits including scenic walks and canal-side pubs.





Ground Floor:

Enter via UPVC front door into the entrance hall, there are stairs leading to the first floor and a door to the lounge. The lounge is a bright and spacious room with ample room for a variety of furniture. A door goes through to the kitchen/dining room which has ample space for a family sized dining table. The kitchen has been fitted with a range of wall and base level units and roll edged work surface over, plus there are spaces for appliances. There is also a built in storage cupboard, Doors open into the conservatory, an excellent addition to the home, which is of brick and double glazed construction and features underfloor heating. From here there are pleasant rear views and access to the garden.

First Floor:

The landing includes an airing cupboard and loft access, with doors to the bedrooms and family bathroom. To the front of the property there is a double bedroom with fitted wardrobes, and also a single bedroom suitable for a use as a study or nursery, if required. At the rear is a further double bedroom which enjoys pleasant long distance views. The bathroom is fitted with a three piece suite comprising of a low level WC, vanity wash hand basin and panel bath with shower over.

Outside:

To the front is a garden enclosed by fencing and laid mainly to lawn. There is shrubbery to the borders and a path leading to the front door. At the rear the low maintenance garden is tiered, with an upper patio area and steps leading down to the further paved area and the garage. There are far reaching views to the rear of the property.

Garage & Parking:

The garage is situated to the rear of the garden and is accessed via an up and over door, with a courtesy door opening to the garden. There is also driveway parking at the rear for two cars.



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



Total Area: 928 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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