Wyngates

Leighton Buzzard, LU7 2LE

Price £280,000

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QUARTERS
YOUR NEXT MOVE

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We are delighted to offer for sale with no upper chain this well presented extended two bedroom mid terrace property, ideally situated in Linslade which offers local shops, popular schools, amenities and the Mainline Train Station within walking distance. The property is situated within a no through road, and offers bright and spacious accommodation comprising: Entrance hall, lounge, kitchen/diner, two bedrooms and a bathroom. Additional benefits include double glazing, gas central heating, outbuilding, off road parking and landscaped rear garden. Viewing is highly recommended.

Location:
Wyngates is located on the outskirts of ever popular Linslade, with the mainline train station just a few minutes walk from the property providing trains to London Euston in as little as 30 minutes. The town centre is also within walking distance, as well as being within sought after school catchment, this location remains in high demand. 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.

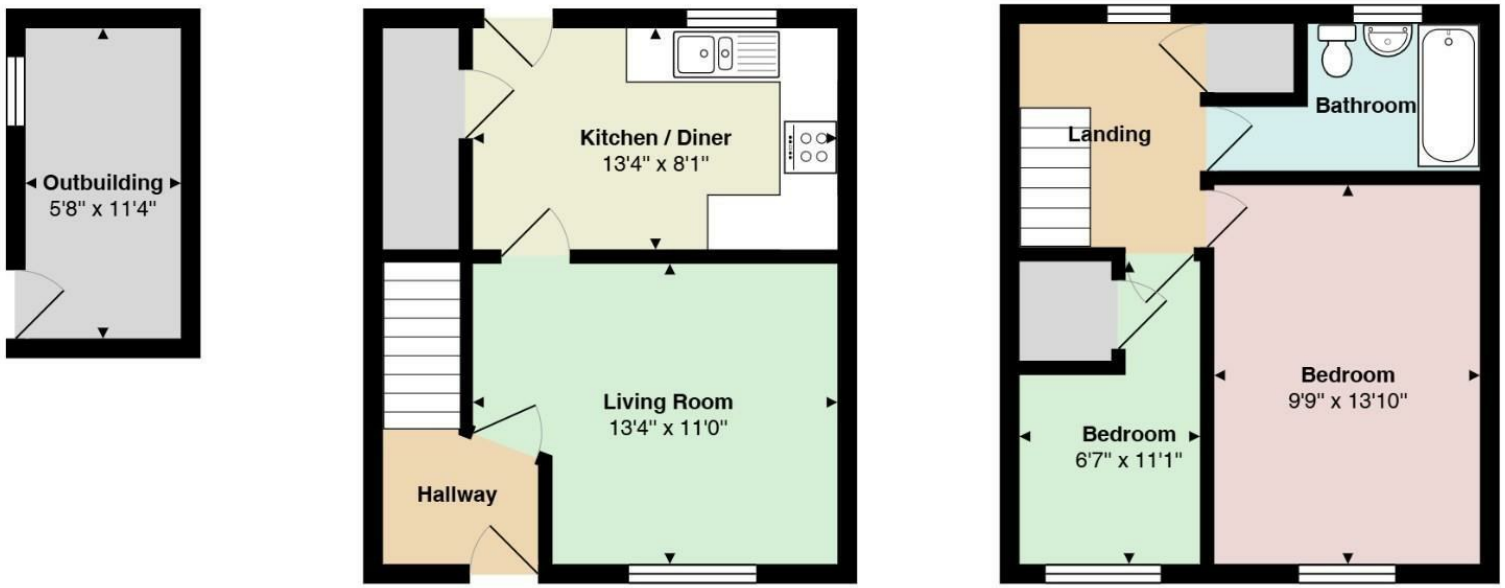
Ground Floor:
Located within a popular and well-established residential area, this two bedroom home offers well-proportioned and versatile accommodation, ideal for family living. The ground floor is entered via a welcoming entrance hall which leads into a bright and spacious living room, providing a comfortable setting for relaxation. To the rear, a generous kitchen/diner spans the width of the property, offering ample storage, workspace, and plenty of room for dining, with access out to the rear garden, making it a true hub of the home.

First Floor:
Upstairs, the first floor comprises two well-proportioned bedrooms, including a particularly generous master bedroom, along with a further room ideal for family, guests, or home working. A family bathroom completes the first floor, serving the accommodation in a practical and convenient layout.

Outside:
Externally, the property benefits from a private rear garden, ideal for both entertaining and everyday enjoyment, with a mix of patio and lawn areas. A wooden outbuilding to the rear is ideal for storage or work from home set up. To the front, there is driveway parking for one car with the remainder mostly laid to lawn.

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: 658 ft² (excluding outbuilding)

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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