Leighton Road

Leighton Buzzard, LU7

Price £220,000

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Leighton Road, Leighton Buzzard, LU7 1LE

We are delighted to offer for sale, with no upper chain this two bedroom ground floor apartment located in the highly sought after area of Linslade and walking distance to both the mainline train station and Town Centre. The property is presented to the market in good order with accommodation comprising: Communal entrance, hallway, kitchen, lounge/dining room with doors to communal gardens, two bedrooms (master with en-suite) and a shower room. Additional benefits include double glazing, gas central heating and parking. Viewing is highly recommended.

Location:
Town Bridge Mill is situated within easy walking distance of the vibrant Town Centre which has a mixture of high street stores and independent shops, as well as cafes, restaurants and other amenities, including a twice weekly market. The property is well situated for public transport and road links, with the A505 and A5 providing access to the neighbouring towns of Aylesbury, Bedford and Milton Keynes. The nearby Junction 11A of the M1 provides road links to London and further afield. Additionally, the mainline train station is a short walk away and provides regular trains to London Euston in as little at 30 minutes. 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:
The property is entered via a hallway, providing access to the lounge/dining room, kitchen, bedrooms and bathroom and a storage cupboard. The lounge/dining room is bright and spacious, benefiting from a dual aspect with three windows allowing plenty of natural light, along with ample space for a range of furniture. A particular highlight is the French doors leading out to a patio area, creating a pleasant connection with the outside space. The kitchen is presented in good order and fitted with a range of wall and base level units, with space for a range of appliances. The master bedroom is a generous room, allowing furniture to be configured in a variety of ways and is fitted with built in wardrobes. The master bedroom further benefits from an ensuite shower room, fitted with a comfort level WC, vanity wash hand basin and shower cubicle. Bedroom two offers flexibility of use, making an ideal guest room or study. The property is served by a further shower room, fitted with a walk-in shower, vanity wash hand basin and low level WC.

Parking:
This property includes parking for one car.

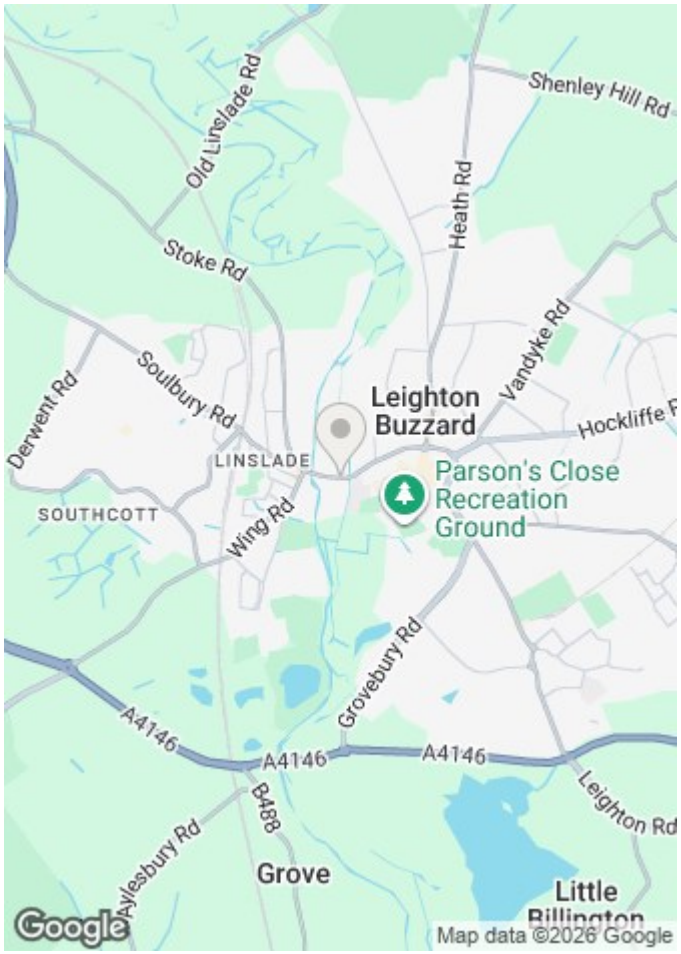
Measurements and floor plans are approximate and for guidance only. Any prospective buyer should check all measurements. Floor plan coverings and fitments are for example only and may not represent the true finish of the property. Services at the property have not been tested by the agent and it is advised 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: 656 ft²

All measurements are approximate and for display purposes only

Map



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