



Harrow Road
, Leighton Buzzard, LU7 4UQ

Offers In Excess Of £450,000



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EST. 2011

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Quarters are delighted to offer for sale this five bedroom family home located in this highly sought after residential setting and walking distance to the town centre. The property is presented to the market in immaculate condition and provides spacious accommodation comprising: Entrance hallway, cloakroom/WC, stunning refitted kitchen, generous lounge, conservatory with insulated roof, five bedrooms and a refitted family bathroom. Additional benefits include double glazing, gas heating, landscaped southerly facing rear garden, garage and driveway parking. Viewing is highly recommended.

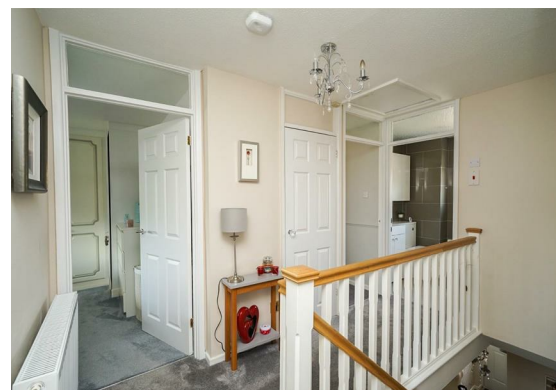
Location:

The popular mature residential setting of Harrow Road is conveniently situated within a short walk of the Market Town Centre of Leighton Buzzard, with it's many shops, amenities and restaurants. The property also benefits from falling within catchment for many sought after local schools, and additionally is about a 20 minute walk from the Mainline Train Station, with trains to London Euston in as little as 30 minutes. This location 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.

Ground Floor:

Enter via the front door into the hallway which provides access to the ground floor rooms and stairs to the first floor. There is a cloakroom/WC to the left, and on the right is the fashionable refitted German kitchen which features quartz work surfaces and also offers ample storage and integrated appliances to suit. Straight ahead leads you into the spacious lounge which has plenty of space for a range of living room furniture. There are double glazed sliding doors into the bright conservatory, which benefits from an insulated roof allowing for use all year round to appreciate pleasant views of the southerly facing garden.





First Floor:

The spacious L shaped landing provides access to all five bedrooms, the family bathroom and the loft space. The immaculately presented bedrooms vary in size, with two double bedrooms and three single bedrooms. The master bedroom benefits from fitted wardrobes and cupboards with a vanity dresser. The refitted stylish family bathroom includes a three piece suite comprising of a low level WC, vanity wash hand basin and P-shaped bath with shower over.

Outside:

To the front there is a spacious block paved driveway with neat borders, providing suitable parking for three reasonable sized cars and there is also a garage with a courtesy door leading through to the rear garden. The beautiful southerly facing landscaped rear garden is partially laid to lawn with mature shrub borders and also has paved and shingled patio areas to enjoy.



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: 1409 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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