



Plover Road

Leighton Buzzard, LU7 4AW

Price £365,000



QUARTERS
YOUR NEXT MOVE

Plover Road

Leighton Buzzard, LU7 4AW

We are delighted to offer for sale this well-presented three bedroom semi-detached family home, ideally located on the ever-popular Sandhills development, just a short walk from local schools, green spaces and amenities. This attractive home offers generous accommodation comprising: Entrance hall, cloakroom/WC, 17ft kitchen/dining room, living room, three bedrooms (master with ensuite) and a family bathroom. Additional benefits include gas heating, double glazing, landscaped rear garden, double length driveway and garage. Viewing is highly recommended.

Location:

The highly desirable location of Plover Road lies a short walk from the picturesque Astral Lake in the thoughtfully planned residential development of Sandhills. This location enjoys a close proximity to multiple green spaces and play areas, including Astral Park and Pages Park, and is within walking distance of sought after schooling, local shops and amenities. The location further benefits from excellent transport links, with regular public transport and road links via the A505 and A5 providing easy 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. 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:

The property is entered via a welcoming entrance hall, featuring stairs to the first floor and access to all principal ground floor rooms. To the left is a neatly presented cloakroom/WC, while to the right, double doors open into the spacious kitchen/dining room. Measuring over 17ft in length, the kitchen/diner is a superb family space, fitted with a range of modern wall and base level units and roll-edged work surfaces. Integrated appliances include an oven and four-ring gas hob with extractor hood, while there is additional space for a washing machine, dishwasher, and fridge freezer. With ample room for a family-sized dining table, this is a perfect spot for mealtimes and entertaining. To the rear of the hallway, a door opens into the generous living room, which spans the width of the home and provides a bright and airy reception space. There is an understairs storage cupboard, and French doors provide direct access to the rear garden, enhancing the flow between indoor and outdoor living.





First Floor:

Upstairs, the landing provides access to three bedrooms and the family bathroom. The master bedroom sits to the front of the property and benefits from its own ensuite shower room, as well as space for wardrobes and additional furniture. Bedrooms two and three are set to the rear—a comfortable double and a well-sized single, either of which could serve as a guest room, nursery or home office. The family bathroom is centrally positioned and fitted with a three piece suite comprising a panel bath, wash hand basin, and low level WC.

Outside:

To the front of the home is a neat lawned garden with steps leading up to the entrance. A double-length driveway extends down the side of the property and leads to a detached garage, providing excellent off-street parking. The garage benefits from power and lighting, plus a courtesy door opening to the garden. The landscaped rear garden is a particular highlight—featuring a paved patio area perfect for outdoor dining, a generous lawn, and a timber shed tucked discreetly behind the garage. The garden is fully enclosed with gated side access, offering privacy and security for pets and children alike.



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: 942 ft² (excluding garage)

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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