



Lake Street

Leighton Buzzard, LU7

Offers In Excess Of £160,000



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YOUR NEXT MOVE

Lake Street, Leighton Buzzard, LU7 1WB

We are delighted to offer for sale this one bedroom second floor apartment situated in this central location close to a host of local amenities. The property is presented to the market in immaculate order and provides bright and spacious living accommodation comprising; Entrance hallway, open plan lounge/dining room with refitted kitchen, bedroom and bathroom. Additional benefits include lift access, radiator heating and double glazing. Permit parking is available nearby.

Location:

Magnon Court is located in the heart of the vibrant Leighton Buzzard Town Centre which is home to an historic market and a range of shops, cafes and amenities all within walking distance. The town benefits from excellent transport links, with the mainline train station providing access to London Euston in as little as 30 minutes, as well as easy access by road links to Aylesbury, Milton Keynes and further afield via junction 11A of the M1.

Layout:

The entrance hall features a generous built in storage cupboard, and there are doors to the open plan living space, bedroom and bathroom. On entering the open plan living room, there is a kitchen area which has been refitted with a range of modern wall and base level units, and there are spaces for undercounter appliances. The remainder of this bright and airy room allows for plenty of living room and dining furniture. There is a Juliet balcony which provides plenty of light and a cool breeze during the warmer months. The well proportioned and nicely presented double bedroom includes a built in wardrobe, plus there is room for additional bedroom furniture. The bathroom is fitted with a modern three piece white suite comprising of a low level WC, pedestal wash hand basin and a panel bath with shower over.

Parking:

The vendor advises that an annual parking permit is available locally. Charges for the permit available upon request.

Floor Plan

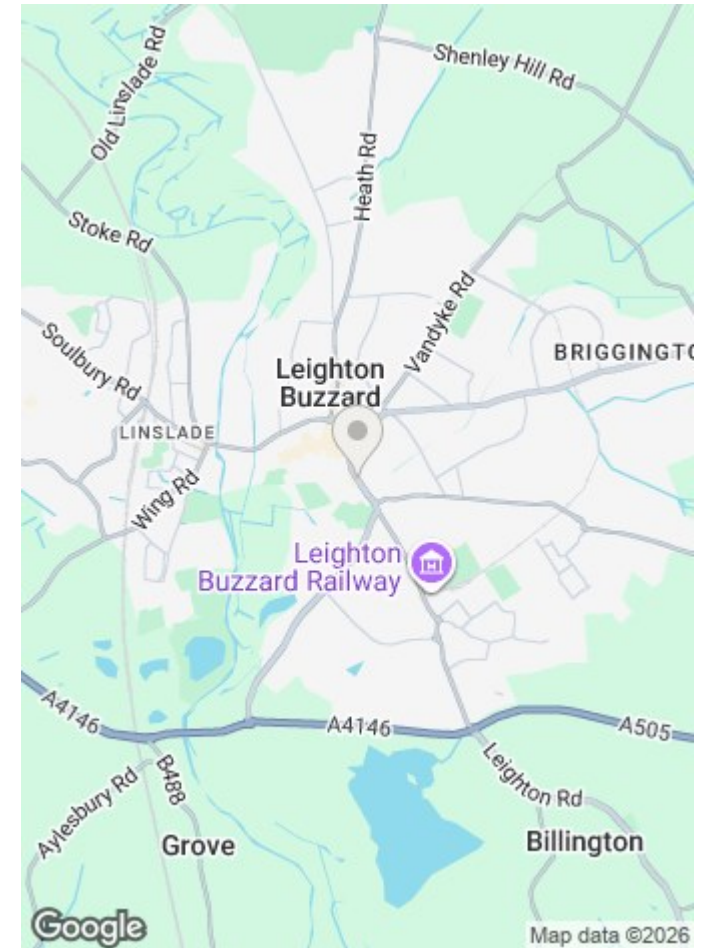


Top Floor

Total Area: 495 ft²

All measurements are approximate and for display purposes only

Map



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