



Lochy Drive

Leighton Buzzard, LU7 2XY

Price £215,000



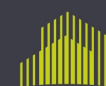
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QUARTERS

YOUR NEXT MOVE

## Lochy Drive

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We are delighted to offer for sale this one bedroom cluster home located in the highly sought after area of Linslade and close proximity to local schools and amenities. The property is in good condition with accommodation comprising; Entrance porch, lounge, kitchen, one bedroom and a bathroom. Additional benefits include double glazing (where stated) and allocated parking for two cars. Viewing is highly recommended.

### Location:

Lochy Drive remains a popular residential cul-de-sac in desirable Linslade, and boasts a range of family homes. With both the town centre and mainline train station just a short walk away, as well as being within sought after school catchment, this location remains in high demand for first time buyers, families, and with trains to London Euston in as little as 30 minutes, this is an excellent place to live for commuters. The area is set out with numerous footpaths and green spaces, as well as play parks for families to enjoy. 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 Grand Union canal also runs through Linslade, providing a range of benefits including scenic walks and canal-side pubs.





### Ground Floor:

This well-presented one bedroom home is situated within the popular residential development of Lochy Drive, offering an excellent opportunity for first-time buyers, investors or those looking to downsize. The ground floor accommodation is arranged around a bright and welcoming lounge/diner, enhanced by a bay window which allows natural light to flood the space and provides an attractive focal point for everyday living. The kitchen is positioned to complement the living accommodation, with a generous under stairs storage cupboard providing excellent storage.

### First Floor:

To the first floor, the property continues to impress with a generous double bedroom, providing ample space for furnishings, with ample fitted wardrobes. A modern bathroom finished in a clean and neutral style, which comprises of a low level WC, vanity hand wash basin and panel bath with shower over.

### Outside:

The property benefits from its position within a well-kept residential setting, with access to maintained surrounding areas. There is allocated parking for two cars situated nearby,



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: 429 ft<sup>2</sup>

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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