



Lara House

Leighton Buzzard, LU7

Offers Over £170,000



1



1



1



3



EST. 2011

Lara House, Leighton Buzzard, LU7 2AQ

Quarters are delighted to offer for sale this exclusive one bedroom apartment located just a short walk to the mainline train station. The property is presented to the market in superb decorative order with accommodation comprising; Open plan living area with kitchen, double bedroom and bathroom. Additional benefits include double glazing, gas heating and gated private parking. Viewing is highly recommended.

Entrance:

Enter via double glazed door.

Open Plan Living Area:

17'9 x 13'8

Living Area:

Double glazed window to front aspect. Single panel radiator. Television point. Telephone point. Open to inner hallway and kitchen.

Kitchen Area:

Fitted kitchen comprising stainless steel sink with cupboard under. Further range of base and wall level units with roll edge work surface over. Range of integrated appliances which include, fridge freezer, dishwasher, stainless steel oven with four ring gas hob and filter hood over. Tiling to water sensitive areas. Recess lighting.

Inner Hallway:

Built in storage cupboard. Doors to bathroom and bedroom.

Bedroom:

Double glazed French doors to rear. Double panel radiator.

Bathroom:

Double glazed window to rear aspect. Single panel radiator. White suite comprising, low level WC, pedestal wash hand basin and shower bath. Tiling to water sensitive areas. Recessed lighting. Extractor fan.

Outside:

Gated access to enclosed parking area with allocated parking space.

Agent's Note:

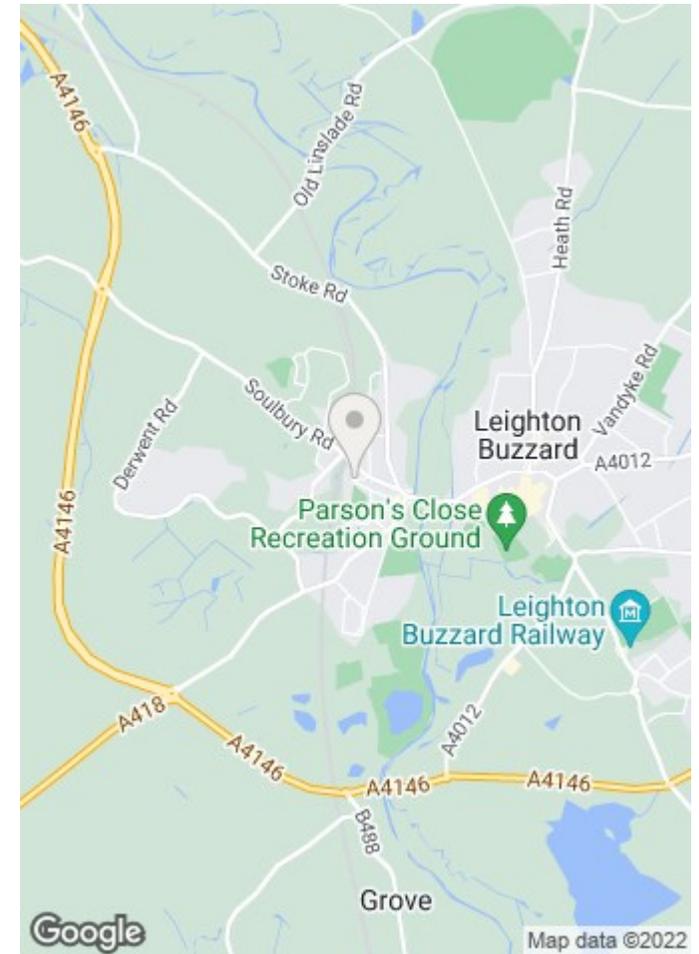
This is a leasehold property. Our vendor advises there are approximately 980 years remaining on the lease. Service charges approximately £240 per quarter. Ground rent: £300 p.a. Insurance approximately £300 p.a. Council Tax Band: B

Floor Plan



Total area: approx. 39.9 sq. metres (429.5 sq. feet)

Map



17-21 Ropa Court, Leighton Buzzard, Bedfordshire, LU7 1DU

T: 01525 853733 E: info@quartersestateagents.co.uk

www.quartersestateagents.co.uk

