



HUNTERS[®]

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Barrow Path, Leighton Buzzard | Guide Price £175,000
Call us today on 01525 300899



Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

Hunters are delighted to offer this ONE BEDROOM FREEHOLD COACH HOUSE, located a short walk from the Town Centre.

This well presented property comprises; entrance hall, spacious lounge/diner, kitchen, double bedroom and a shower room. The property also benefits from an allocated parking space.

The property benefits from excellent transport links by road and rail, being close to the mainline railway station with access into London Euston, and major road routes running north and south. There are well regarded schools within walking distance of the property.

Entrance Hall

Entrance via wooden door. Fitted carpet. Access to loft.

Lounge/Diner

Laminate flooring. Radiator. Double glazed window to front aspect.

Kitchen

A range of wall and base units with worktop over. Stainless steel sink. Tiled splash back. Integrated oven with four ring electric hob. Space for fridge. Laminate flooring. Double glazed window to front aspect.

Bedroom

Fitted carpet. Radiator. Double glazed window to rear aspect.

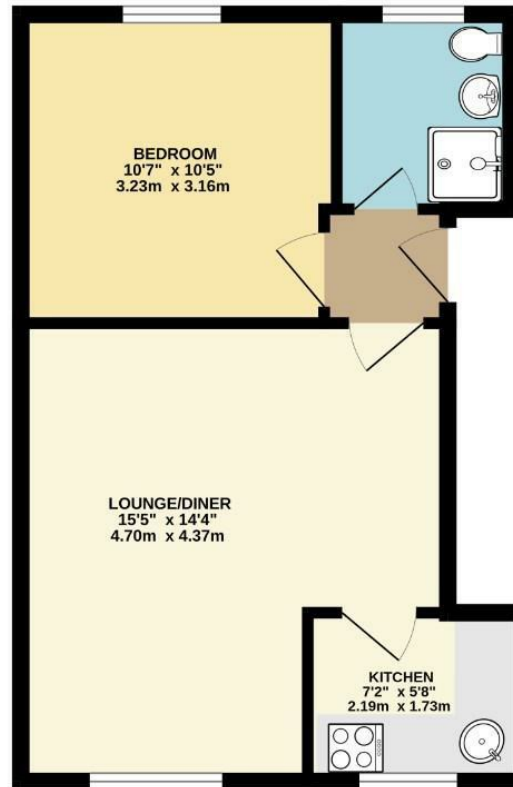
Shower Room

White three piece suite comprising; Shower, wash hand basin and W.C. Radiator. Vinyl flooring. Double glazed opaque window to rear aspect.

Outside

Allocated parking space. Enclosed utility cupboard with plumbing for a washing machine.

GROUND FLOOR
398 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA : 398 sq.ft. (37.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

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