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2 Taylors Ride, Leighton Buzzard, LU7 3JN

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Guide Price £850,000

- FOUR/FIVE BEDROOM DETACHED FAMILY HOME
- LARGE PRIVATE REAR GARDEN
- DOUBLE GARAGE and DRIVEWAY PARKING
- HIGHLY SOUGHT AFTER LOCATION
- THREE RECEPTION ROOMS
- BEAUTIFULLY PRESENTED THROUGHOUT
- EN-SUITES TO MAIN and GUEST BEDROOMS
- UTILITY ROOM and CLOAKROOM
- CLOSE TO LOCAL AMENITIES and TRANSPORT
- 2378 SQ FT OF ACCOMMODATION

Hunters are delighted to market this truly stunning four bedroom detached family home, located within a prime location of Leighton Buzzard and close proximity to Leighton Buzzard golf course and Rushmere Country Park.

Offering versatile and flexible living accommodation this beautifully presented home offers, a lounge with a bay fronted window and cast iron log burner, the dining room adjacent from the lounge also benefits from a bay fronted window. The well appointed kitchen/breakfast room, offers the modern day needs with a cottage feel. From the kitchen is a utility room and conservatory. The ground floor also benefits from a cloakroom, third reception/bedroom with a three piece en-suite.

The first floor comprises; four double bedrooms with a three piece en-suite to the main and guest bedrooms. The three piece family bathroom completes the first floor.

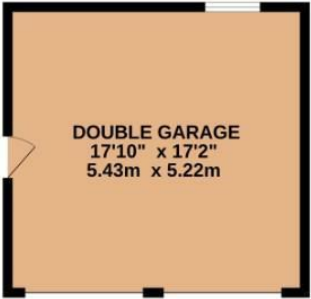
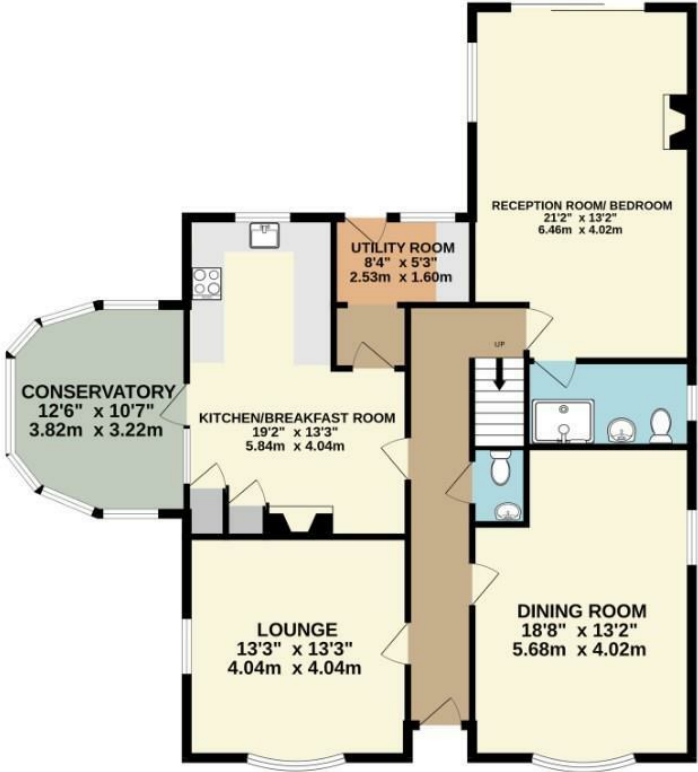
Externally this property boasts an ample sized beautifully maintained garden, with mature hedge borders and flower beds. The driveway offers parking for multiple vehicles with access to the double garage.

Overall this is a beautiful home, with abundance of natural light.

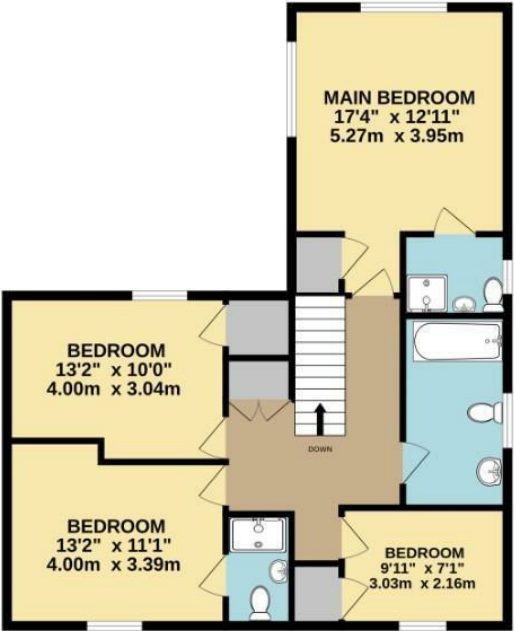
The property benefits from excellent transport links by road and rail, being close to the mainline railway station with access into London Euston, and major road routes running north and south. There are well regarded schools within walking distance of the property.

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GROUND FLOOR
1559 sq.ft. (144.8 sq.m.) approx.



1ST FLOOR
819 sq.ft. (76.1 sq.m.) approx.



TOTAL FLOOR AREA : 2378 sq.ft. (220.9 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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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		









