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26 Taylors Ride, Leighton Buzzard, LU7 3JN



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## Offers In Excess Of £700,000

- FOUR BEDROOM DETACHED FAMILY HOME
- POTENTIAL TO EXTEND (STNPP)
- CLOAKROOM
- DOUBLE GARAGE and DRIVEWAY PARKING
- CLOSE TO RUSHMERE COUNTRY PARK and LEIGHTON BUZZARD GOLF COURSE
- NO ONWARD CHAIN
- HIGHLY SOUGHT AFTER LOCATION
- TWO RECEPTION ROOMS
- EXTENSIVE SIZED REAR GARDEN
- INTERACTIVE VIRTUAL TOUR

This exceptional four-bedroom detached family home is offered to the market with no onward chain and is ideally situated in a peaceful area of Leighton Buzzard. It is within close proximity to the beautiful Rushmere Country Park and the popular Leighton Buzzard Golf Course, making it an ideal location for outdoor enthusiasts.

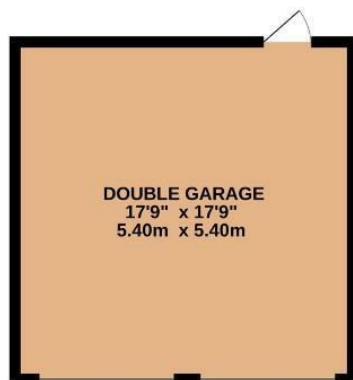
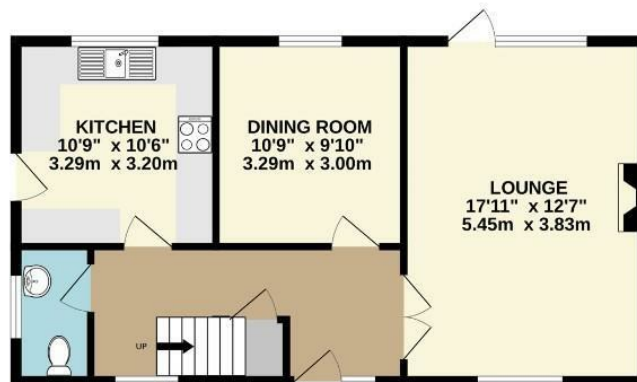
Upon entering, you're welcomed by a spacious, light-filled hallway that leads into a large dual-aspect lounge. The lounge is flooded with natural light and offers views of both the front and rear gardens, providing a perfect space for both relaxation and entertaining. It opens directly onto the rear garden, creating a seamless indoor-outdoor living experience. The kitchen is equipped with integrated appliances, offering ample storage and worktop space, and the separate dining room offers great versatility for different needs. A convenient cloakroom completes the ground floor.

Upstairs, the bright landing leads to four bedrooms, three of which are generous doubles. The family bathroom is a classic three-piece suite, providing ample space for the whole family.

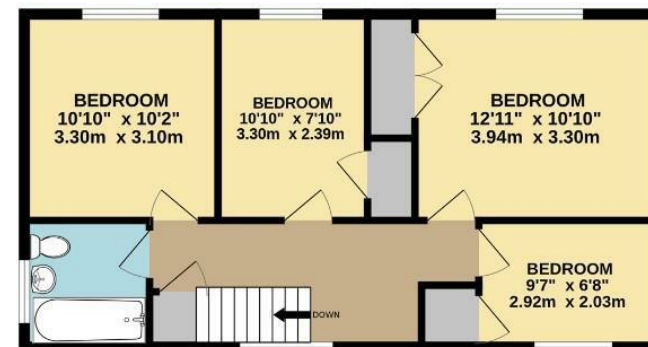
The rear garden is a standout feature of the property, being largely laid to lawn with mature flower beds and trees. A patio seating area offers a great spot for outdoor dining, while a tucked-away garden nook creates a private retreat perfect for relaxation.

This home offers significant potential for extension (STPP), allowing you to transform it into your dream family home.

GROUND FLOOR  
899 sq.ft. (83.5 sq.m.) approx.



1ST FLOOR  
585 sq.ft. (54.3 sq.m.) approx.



TOTAL FLOOR AREA : 1484 sq.ft. (137.8 sq.m.) approx.

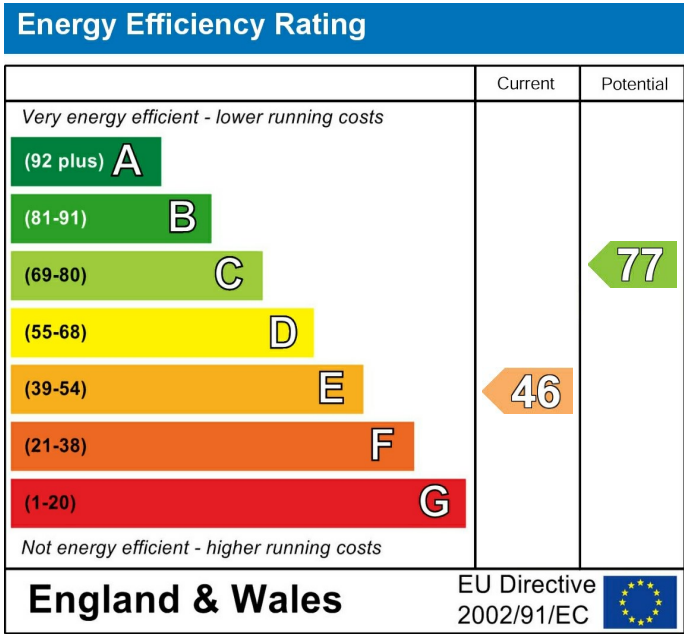
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used 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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Location

In terms of location, this home couldn't be better placed. Leighton Buzzard benefits from excellent transport links, including proximity to the mainline railway station, offering direct services into London Euston, making commuting to the capital quick and convenient. The property is also ideally located for access to major road routes running both north and south, making it easy to reach surrounding areas. Families will appreciate the proximity to well-regarded local schools, many of which are within walking distance, ensuring that educational needs are well catered for.

Overall, this property offers a fantastic opportunity to create your ideal family home in a sought-after location with easy access to amenities, green spaces, and excellent transport links. With its fantastic layout, spacious rooms, and potential for further development, this home has everything you need for a comfortable and fulfilling family lifestyle.



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. 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.











