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12 Harrow Road, Leighton Buzzard, LU7 4UQ

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£490,000

- RECENTLY RENOVATED AND WELL PRESENTED THROUGHOUT
- FOUR BEDROOM FAMILY HOME
- MODERN FAMILY BATHROOM
- GENEROUS SIZED REAR GARDEN
- GARAGE PROVIDING STORAGE OR WORKSHOP POTENTIAL
- OFFERED WITH NO ONWARD CHAIN
- MAIN BEDROOM WITH LUXURY EN-SUITE
- STUNNING KITCHEN OPENING INTO BRIGHT LOUNGE
- DRIVEWAY PARKING FOR MULTIPLE VEHICLES
- INTERACTIVE VIRTUAL TOUR

This superbly renovated four-bedroom family home delivers an exceptional standard of finish throughout, offering both style and practicality in equal measure.

Thoughtfully upgraded, the property features a stunning, contemporary kitchen that flows effortlessly into a bright and spacious lounge, creating a sociable open-plan environment ideal for modern family living and entertaining. Every room has been tastefully refreshed, ensuring a warm and welcoming feel from the moment you step inside.

The home offers four well-proportioned bedrooms, with the main bedroom boasting a luxurious en-suite, while a modern family bathroom serves the remaining rooms. The additional bedrooms provide excellent flexibility for family, guests, or a home office.

Outside, the generous rear garden provides an expansive outdoor space, perfect for relaxing, gardening, or hosting gatherings. To the front, the property benefits from driveway parking for multiple vehicles, along with a garage, offering superb storage or potential workshop space.

With the added benefit of NO ONWARD CHAIN, this beautifully presented home is an outstanding opportunity for those seeking a move-in-ready property with fantastic space, style, and convenience.

Leighton Buzzard is a vibrant market town offering a blend of traditional charm and modern conveniences. Known for its excellent transport links, including a fast mainline service to London, the town also benefits from well-regarded schools, a bustling high street, and a welcoming community feel. Surrounded by beautiful countryside, parks, and canal walks, Leighton Buzzard provides the perfect balance of convenience and outdoor living, making it a highly desirable place to call home.

GROUND FLOOR
613 sq.ft. (56.9 sq.m.) approx.

1ST FLOOR
583 sq.ft. (54.2 sq.m.) approx.



TOTAL FLOOR AREA: 1196 sq.ft. (111.1 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		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
EU Directive 2002/91/EC			
England & Wales			







