



High Road | Soulbury | Buckinghamshire | LU7 0BT

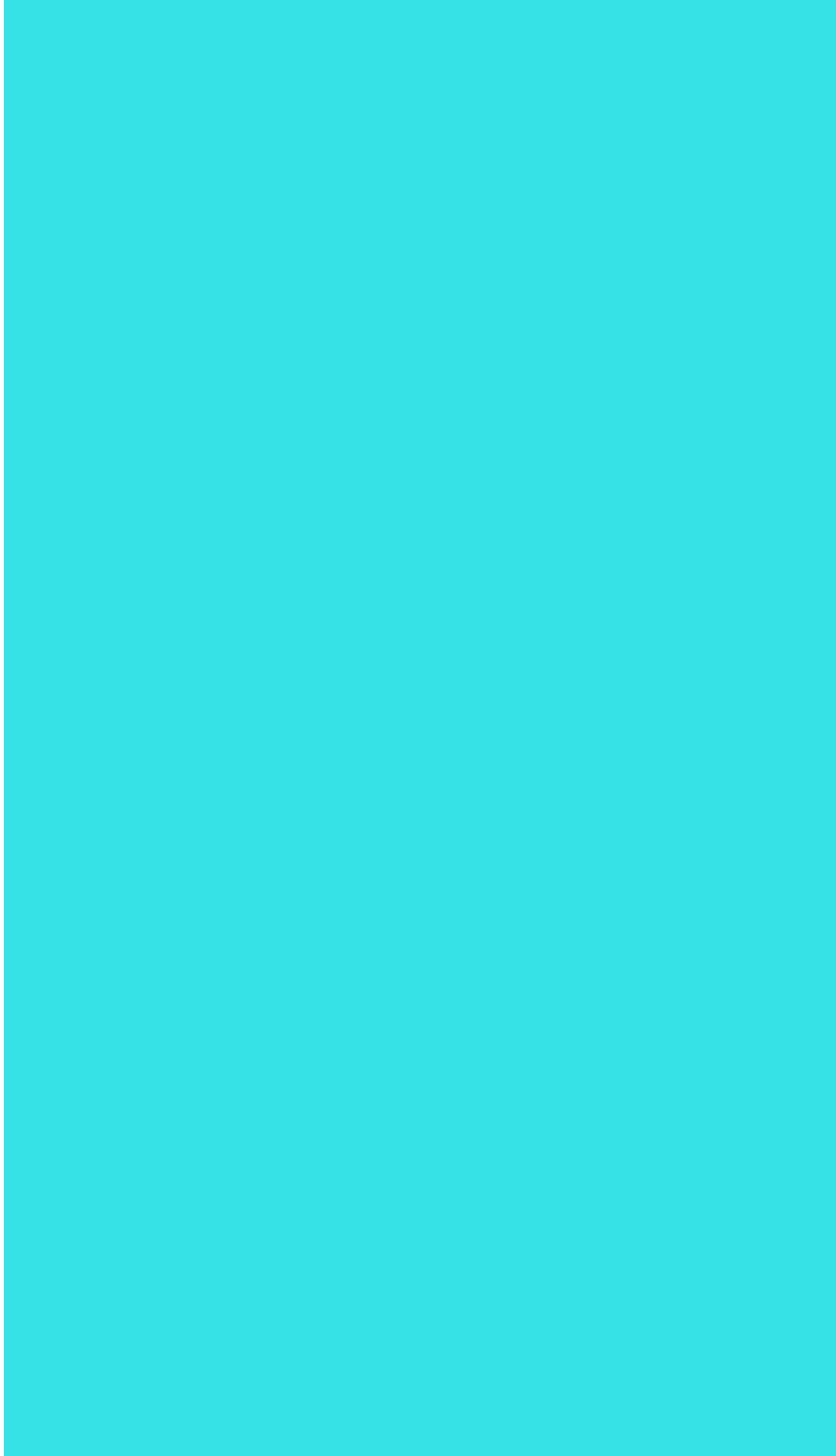
Offers In Excess Of £375,000

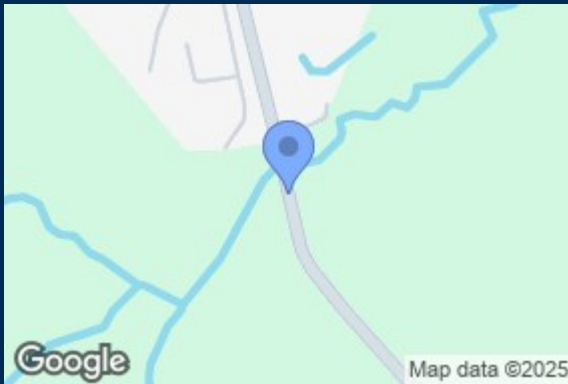
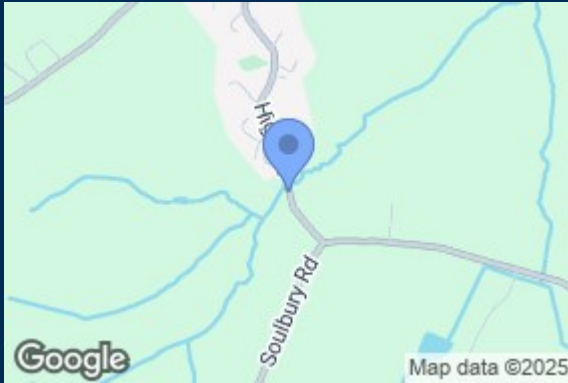
High Road | Soulbury Buckinghamshire | LU7 0BT Offers In Excess Of £375,000

Situated in the charming village of Soulbury, this beautifully presented Victorian terrace offers a perfect blend of period charm and modern convenience. Featuring three well-proportioned bedrooms with countryside views, a stylish open-plan kitchen and dining area, and a characterful living room with a feature fireplace, this home is thoughtfully designed for both comfort and functionality. The spacious master bedroom has built-in storage and a traditional cast iron fireplace, while the additional bedrooms provide versatile spaces for family, guests, or home working. The landscaped rear garden is a true highlight, with a raised patio, lawned area, and a fantastic outdoor entertainment space with a built-in TV and seating. A private gate at the end of the garden leads directly to off-road parking for two cars, ensuring convenience in this picturesque rural setting. This home enjoys a peaceful countryside feel while being just a short drive from Leighton Buzzard, where you'll find all needed amenities, schools, and fast train links to London Euston.

- A charming Victorian terrace in the picturesque village of Soulbury.
- Modern kitchen and open plan dining area with shaker style units and range cooker.
- Outdoor seating area with built-in TV and patio space perfect for summer socials.
- Off-road parking for two cars to the rear of the property.
- Four miles to Leighton Buzzard Train Station, with trains to London Euston in 32 minutes.
- Cosy living room with a feature fireplace and stylish décor.
- Three well appointed bedrooms, including a spacious master with countryside views.
- Landscaped garden with patio, lawn, and outdoor entertainment area.
- Peaceful village setting with scenic walks and countryside views.
- Easy access to Leighton Buzzard's shops and local amenities.







Approximate Gross Internal Area
 Ground Floor = 44.0 sq m / 474 sq ft
 First Floor = 35.7 sq m / 384 sq ft
 Total = 79.7 sq m / 858 sq ft

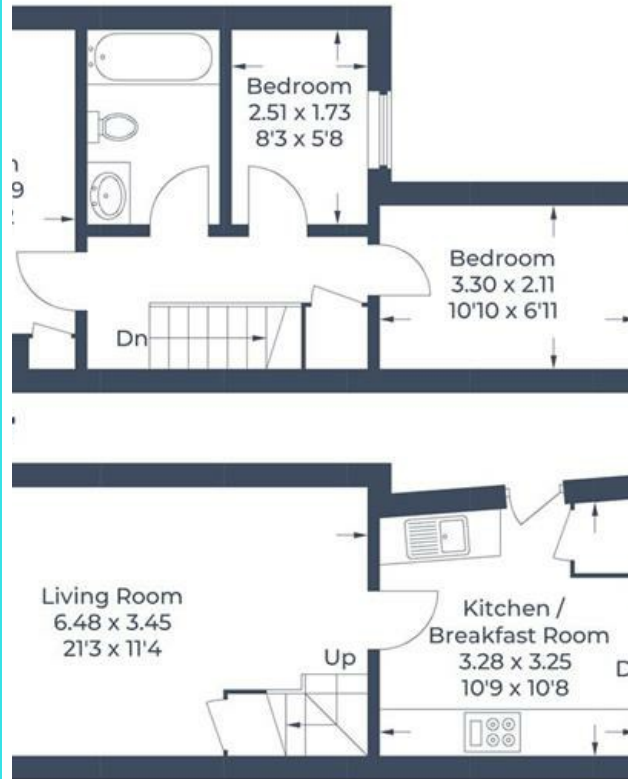


Illustration for identification purposes only,
 measurements are approximate, not to scale.

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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs (92-100) 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	86	Very environmentally friendly - lower CO ₂ emissions (92-100) 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	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

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