



Connells

Leighton Road
Toddington Dunstable

Leighton Road Toddington Dunstable LU5 6AR

for sale from
£500,000



Property Description

This ideal family home located in the village of Toddington is a must see. This beautiful cottage boasts entrance hall, cloakroom, lounge, dining area, kitchen, three bedrooms and family bathroom. Externally this property benefits large rear garden with an office along with ample off street parking. The property is situated within close proximity of the motorway with easy commute to London and surrounding areas. Call Connells today to arrange a viewing 01582 661265.

Entrance Porch

Double glazed door to front aspect.

Entrance Hall

Wooden laminate flooring.

Cloakroom

Double glazed window to side, wash hand basin, WC, part tiled.

Lounge

Wooden laminate flooring, fireplace, ceiling beams, doors out to rear grounds.

Cloakroom

WC, wash hand basin.

Kitchen

Fitted kitchen, porcelain sink, integrated oven and hob, spotlights, under cupboard lighting, window to side aspect, breakfast bar, door out to rear.

Landing

Bedroom One

Wooden laminate flooring, ceiling beams, window to side aspect.

Bedroom Two

Wooden laminate flooring, window to rear aspect.

Bedroom Three

Wooden laminate flooring, window to rear aspect.

Bathroom

WC, wash hand basin, free standing bath, towel rail, window to rear, wooden laminate flooring.

Outside

Front Garden

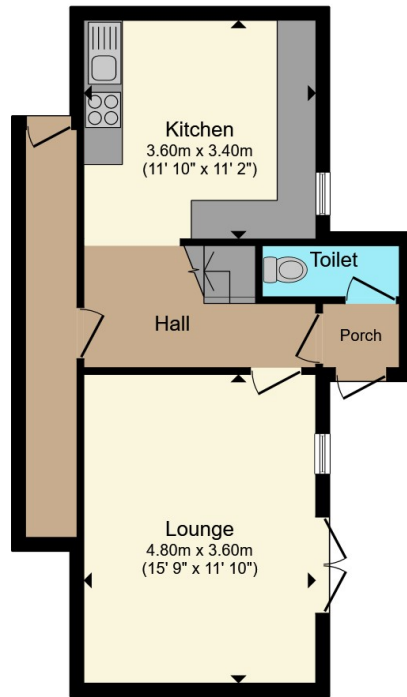
Courtyard

Rear Garden

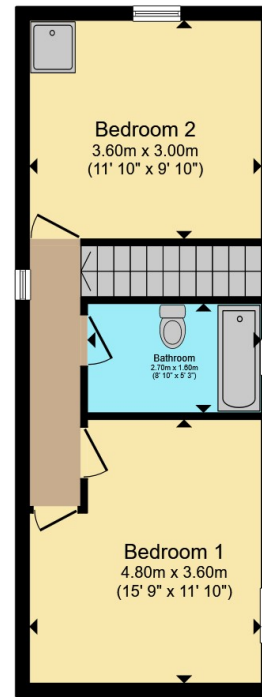
Gravel area, outbuilding.



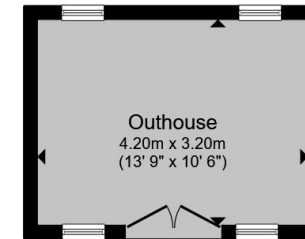




Ground Floor



First Floor



Outbuilding

Total floor area 82.4 m² (886 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 01582 661 265

E dunstable@connells.co.uk

19 High Street North
DUNSTABLE LU6 1HX

EPC Rating: E Council Tax
Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/DUN311937



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: DUN311937 - 0003