



Connells

Plantation Road
Leighton Buzzard



Property Description

This charming and spacious 3-bedroom extended traditional home is offered with no upper chain, making it an ideal choice for a smooth and hassle-free move. Blending classic character with modern convenience, this well-presented property offers generous living space throughout.

The ground floor features a bright and airy lounge, a separate dining area, and an extended kitchen, perfect for family living and entertaining. Upstairs, there are three well-sized bedrooms and a family bathroom.

A standout feature of this home is the purpose-built home office at the bottom of the garden-ideal for remote working, a studio, or a hobby space. The private rear garden provides a peaceful retreat, while the property's prime location offers easy access to local amenities, schools, and transport links.

With no upper chain, this fantastic home is ready for its next owner. Book your viewing today!

Entrance Hall

Double glazed door. Radiator.

Cloakroom

Double glazed window. Wash hand basin. WC. Central heating boiler. Vinyl flooring.

Lounge

13' 8" max x 16' 7" (4.17m max x 5.05m)
Irregular shaped room. 1 double glazed window. 1 bay front window. Radiator.

Dining Room

10' 4" x 17' 7" (3.15m x 5.36m)
Double glazed patio doors. Under stairs storage.

Kitchen

8' 1" x 6' 8" (2.46m x 2.03m)
Double glazed window. Double glazed door. Fitted kitchen with wall and base units. Gas point for freestanding gas cooker. Cooker hood. Plumbing for dishwasher. vinyl flooring.

Utility Room

Double glazed window. Radiator. Plumbing for washing machine. Space for fridge freezer. Vinyl flooring.

Landing

Stairs rising from entrance hall. Loft access with pull down ladder, light and partly boarded.

Bedroom One

10' 4" x 9' 10" to wardrobes (3.15m x 3.00m to wardrobes)
Double glazed window. Fitted wardrobes. Radiator. Carpeted flooring.

Bedroom Two

11' 10" x 9' 10" (3.61m x 3.00m)
Double glazed window. Airing cupboard. Radiator. Carpeted flooring.

Bedroom Three

12' 1" x 8' 7" (3.68m x 2.62m)
Double glazed window. Radiator. Carpeted flooring.

Bathroom

Double glazed window. WC. Wash hand basin. Bath with electric shower over and shower screen. Heated towel rail. Vinyl flooring.

Home Office

11' 9" x 10' (3.58m x 3.05m)
3 double glazed windows. Laminate flooring.

Rear Garden

Mainly laid to lawn with mature trees and bushes.





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.focalagent.com

To view this property please contact Connells on

T 01525 372 588
E leightonbuzzard@connells.co.uk

4 Market Square
 LEIGHTON BUZZARD LU7 1HA

EPC Rating: D

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Tenure: Freehold



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