



Connells

Miles Avenue
Leighton Buzzard

Miles Avenue Leighton Buzzard LU7 3LF

for sale
£375,000



Property Description

Upon entering the bungalow, you'll immediately notice its pristine condition. The spacious double bedrooms are tastefully decorated and flooded with natural light, creating a warm and inviting atmosphere.

The kitchen has been thoughtfully extended and boasts modern amenities, including a stylish range cooker. It's a chef's dream, offering plenty of space for culinary creativity and entertaining guests.

For those who appreciate convenience, this bungalow is ideally located close to town, making shopping, dining, and entertainment options just a short stroll away. Yet, despite its proximity to town, the tranquil surroundings and friendly neighbourhood provide a peaceful retreat from the hustle and bustle of everyday life.

In summary, this two-bedroom semi-detached bungalow is a rare find in excellent condition. With its double bedrooms, conservatory, extended kitchen, garage, and driveway, it offers both comfort and practicality. Its sought-after location near town ensures you

have everything you need within reach while enjoying the charm of a peaceful neighbourhood. Don't miss the opportunity to make this delightful property your new home.

Entrance Porch

Double glazed door. Double glazed window. Tiled flooring.

Entrance Hall

Storage cupboard. Radiator. Loft access. Tiled flooring.

Lounge

19' max x 11' 3" max (5.79m max x 3.43m max)

Double glazed patio doors. Radiator. TV point. Telephone point. Carpeted flooring.

Kitchen

17' 1" x 19' 10" (5.21m x 6.05m)

Double glazed window. Fitted kitchen with wall and base units. Work surfaces with tiled splashback. Porcelain sink and drainer. Integrated dishwasher. Integrated fridge. Storage cupboard. "Leisure" gas/ electric range cooker. Tiled flooring.

Conservatory

9' 9" x 7' 11" (2.97m x 2.41m)

UPVC construction. French doors to garden. Tiled flooring.

Inner Lobby

Garden access. Tiled flooring.

Primary Bedroom

12' 5" Max x 11' 5" Max (3.78m Max x 3.48m Max)

Double box bay glazed bay window. Fitted shutters. Radiator. Carpeted flooring.

Bedroom Two

11' x 9' 5" (3.35m x 2.87m)

Double box bay glazed window. Fitted shutters. Fitted wardrobe. Radiator. Carpeted flooring.

Shower Room

Double glazed frosted window. Walk in shower with remote control. Rainfall head. WC. Wash hand basin in vanity unit. Radiator. Panelled tiled wall. Tiled flooring.

Loft

Pull down ladder. Boarded.

Outside

Front Garden

Low maintenance. Driveway. Access to garage.

Rear Garden

Mainly laid to lawn. Patio. Mature shrubs and trees. Wooden panelled fencing to borders.

Garage/ Utility

Up & over door. Power & Light. Plumbing for washing machine. Space for tumble dryer. New flat roof.









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

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EPC Rating: Awaited

Tenure: Freehold

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