



Rowley Furrows, Linslade, Leighton Buzzard, LU7 2SH

welcome to

Rowley Furrows, Linslade, Leighton Buzzard

Welcome to this charming three-bedroom home, ideally situated for convenience and connectivity. Located within walking distance of Leighton buzzard station for commuters, this home offers exceptional transport links to London Euston. ideal for families or First-time buyers.

Entrance Hall

Double-glazed door to the front, stairs to the first floor, radiator and door to the lounge.

Lounge

14' 1" x 11' 10" max (4.29m x 3.61m max)
TV point, laminate wood flooring and radiator.
Double-glazed window to the front. Door to the kitchen/diner.

Kitchen / Diner

15' 5" x 11' 5" (4.70m x 3.48m)
Fitted kitchen with a mix of wall and base units with work surface over, stainless steel sink with mixer tap, electric double oven and electric hob with extractor fan over, Space for a washing machine and fridge freezer. Storage cupboards and space for a dining table and chairs. Double-glazed window to the rear and double-glazed Patio doors leading out to the garden.

First Floor Landing

Stairs from the ground floor, loft access and airing cupboard. Doors to all bedrooms and the family bathroom.

Bedroom One

13' 10" x 8' 10" (4.22m x 2.69m)
Radiator and double-glazed window to the front.

Bedroom Two

11' 8" x 8' 9" (3.56m x 2.67m)
Radiator and double-glazed window to the rear.

Bedroom Three

9' 4" max x 6' 4" (2.84m max x 1.93m)
Radiator and double-glazed window to the front.

Bathroom

Fully tiled with pedestal wash hand basin, low-level WC and bath with mixer taps and shower over.
Radiator and double-glazed obscured window to the rear.

Outside Front Garden

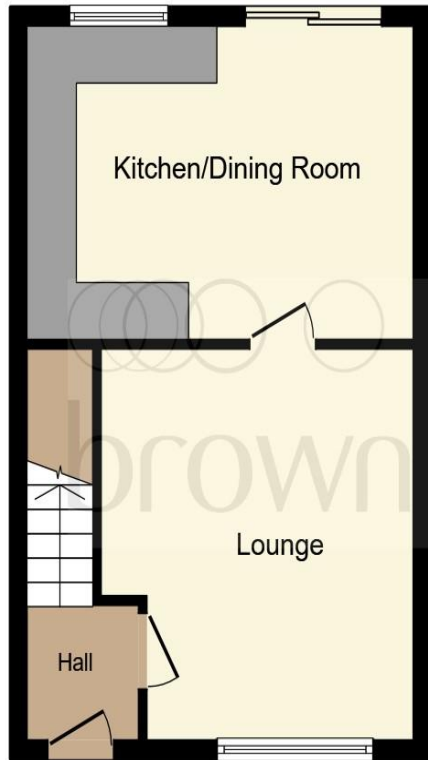
Mainly laid to lawn with a path leading to the front door.

Rear Garden

Mainly laid to lawn with a paved patio area. Gated rear access to the parking.

Parking

Off-road parking for two cars.



Ground Floor



First Floor

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



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Rowley Furrows,

Linslade, Leighton Buzzard

- THREE BEDROOM MID-TERRACE
- OFF-ROAD PARKING
- LOCATED IN LINSLADE
- WITHIN WALKING DISTANCE OF THE STATION
- GOOD SCHOOL CATCHMENTS

Tenure: Freehold EPC Rating: Awaited

guide price

£280,000



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Property Ref:
LBZ109000 - 0002

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