



Poplar Close, Leighton Buzzard, LU7 3BS

£440,000



- **Extended Semi Detached Bungalow**
- **Two Double Bedrooms**
- **Stunning Views Over Woodland Gardens at The Rear**
- **Garage & Driveway**
- **No Upper Chain**
- **Extended Kitchen/Dining Area**
- **Brand New Roof Replaced March 2025.**
- **Master Bedroom with Fitted Wardrobes**
- **Generous Sized Gardens**
- **Short Walk to Picturesque Rushmere Country Park**

Situated within the sought after and peaceful non-through road of Poplar Close in Leighton Buzzard is this two bedroom semi-detached Bungalow with a garage, driveway parking and a stunning rear garden with far reaching views across the open woodlands and gardens behind.

It is presented in excellent condition throughout with no upper chain making it easy to move right into without any hassle, while also providing scope for extensions or enhancements, giving the next owner the opportunity to tailor the home to their preferences. This property is ideally suited for those looking to downsize but can also be easily adapted to accommodate couples or families due to the potential on offer. Additionally the property benefits greatly from a brand new roof and tiles replaced in March 2025.

Poplar Close in Leighton Buzzard is a highly sought after and peaceful cul-de-sac, offering a welcoming community atmosphere. This exclusive non-through road is known for its well maintained properties, mature landscaping, and serene surroundings.

Residents enjoy the perfect blend of privacy and convenience, with easy access to local amenities including the town centre, set within excellent school catchments, and transport links. The quiet setting makes it an ideal location for families, retirees, or professionals seeking a tranquil retreat while remaining well-connected to the heart of Leighton Buzzard and nearby areas.

The property features generously sized rooms throughout, with all accommodation conveniently arranged on a single floor and the added benefit of a large loft space. You are welcomed into the home through a side entrance, accessible directly from the driveway at the front. The front door opens into a spacious and inviting entrance hallway that thoughtfully connects to all the main rooms, creating a seamless flow throughout the property.

The main living area, located at the front of the property, offers a warm and inviting space ideal for relaxing or enjoying a cosy evening in front of the TV. This delightful room is bathed in natural light thanks to a large, oversized window and features hardwood flooring complemented by a stylish electric fireplace, adding to its homely ambience.





The property offers two spacious double bedrooms. The master bedroom, located at the front, features ample space for wardrobes and a dressing area set up. The second bedroom, positioned at the rear, includes a door that opens directly onto the garden, making it versatile enough to be used as an additional reception room if desired.



The property benefits from a centrally located family bathroom and a generously proportioned, extended kitchen/dining area. This versatile space features a stable door that opens to a side passage, providing access to the garage and rear garden. The kitchen is well-equipped with an array of wall and base storage units, ample space for household appliances, and integrated features including a four-ring gas hob, extractor hood, dishwasher, and a double oven/grill for added convenience.



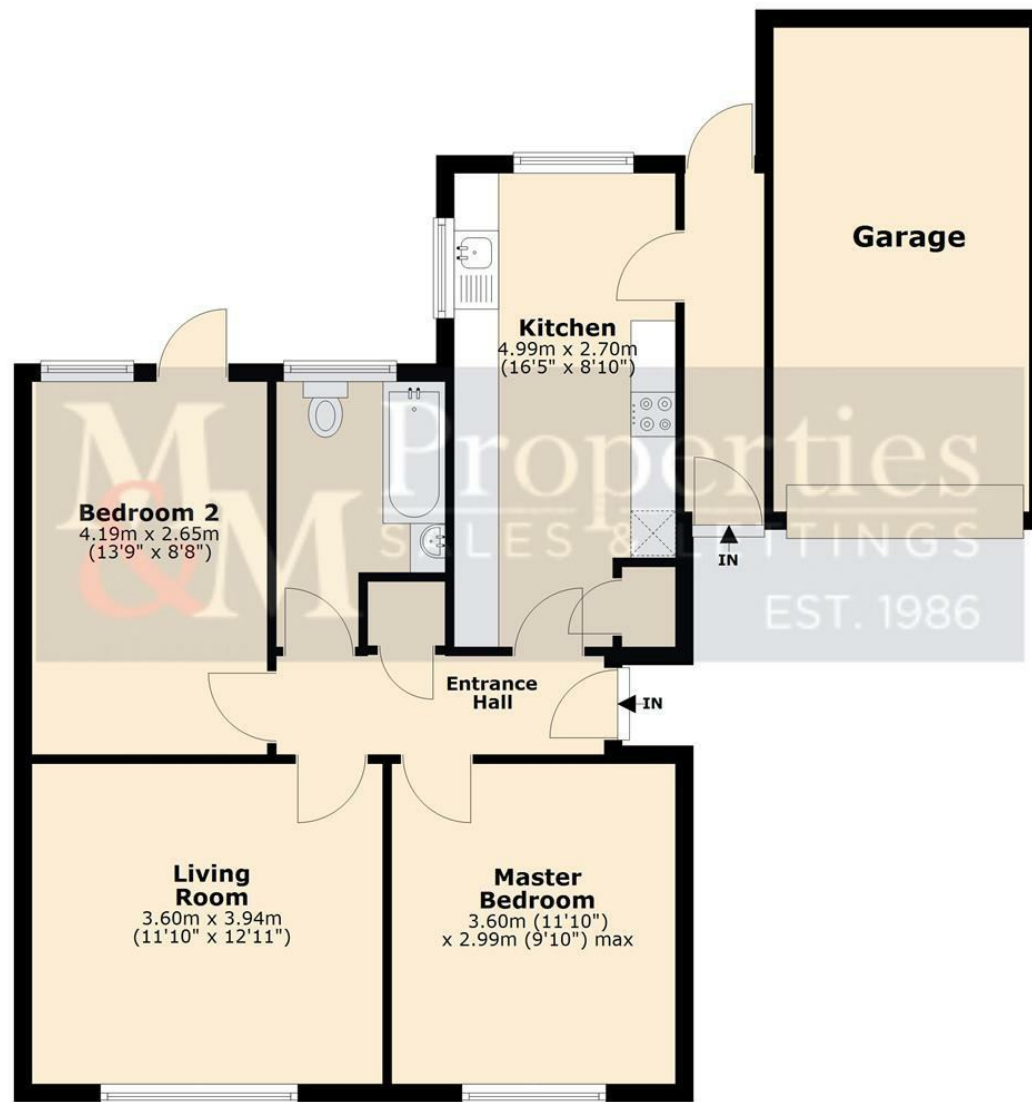
At the front of the property is a low-maintenance garden featuring a neatly kept lawn, decorative border plants, and an area of decorative stones. The driveway provides off-road parking for up to three vehicles and includes access to the garage via an up and over door. A side gate leads to a passageway that connects to the rear garden.



The rear of the property boasts a stunning, private, and generously sized garden with breath taking views over open woodland gardens. It features a spacious paved patio directly off the back of the property, perfect for outdoor seating and al fresco dining. Beyond the patio lies a large lawn area complemented by a variety of mature trees and hedges, all enclosed by timber fencing, offering a peaceful and secluded outdoor retreat.

Floor Plan

Ground Floor



Viewing

Please contact our Leighton Buzzard Office on 01525 377733.

If you wish to arrange a viewing appointment for this property or require further information.

IMPORTANT: Whilst we aim to make our details accurate and reliable, if there is any point of particular concern to you, please contact the office. The apparatus, equipment, fittings and services have not been checked and therefore it is in the purchaser's interest to establish the working condition of the appliance included. Personal items such as furnishings which may be shown in the photographs are not included in the asking price. No survey has been carried out by M & M Properties. Measurements have a tolerance of +/- 3". Please note that this floorplan has not been drawn to scale and is therefore for room layout purposes only. It does not constitute or form part of a contract. Doors may be hung in opposite directions.

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