



Ramsay Drive, Leighton Buzzard, LU7 3FZ

£599,995



- **Impressively Sized Detached Family Home**
- **Four Double Bedrooms**
- **Master Bedroom with Fitted Wardrobes & En-Suite**
- **20Ft Bay Fronted Living Room**
- **20Ft Kitchen, Dining & Breakfast Area with Utility Room**
- **Separate Study / Home Office**
- **Garage, Driveway & EV Charging Point**
- **Set Well Back From The Roadside**
- **NHBC Warrantee Remaining**
- **Stunning Condition Throughout!**

The property offers generously sized rooms throughout, with over 1,500 square feet of accommodation spread across two floors. Upon entering through the central front door, you are welcomed into a spacious hallway providing access to all rooms, including a convenient downstairs WC.

The bay-fronted living room is both cosy and expansive, stretching over 20 feet in length. Additionally, there is a separate study/home office, perfect for remote work or quiet reading. At the rear of the property, the impressive open-plan kitchen and dining area spans the entire width, complemented by a practical utility space.

The kitchen is truly the heart of this home which is exceptionally spacious, bright, and filled with natural light from numerous full-length windows that offer views overlooking the rear garden. It features a stylish selection of modern, high-gloss wall and base units, including deep pan drawers and tall, spacious cupboards, all complemented by sleek work surfaces and a matching splashback. The kitchen is equipped with a range of integrated appliances, while the adjacent utility area provides dedicated space for a washing machine and tumble dryer.

Upstairs, the first floor boasts four generously sized double bedrooms and a family bathroom, all accessed from a well-designed landing area. The master bedroom is particularly impressive, featuring its own en-suite shower room and two sets of double wardrobes, creating a luxurious adult retreat. Two of the additional bedrooms also benefit from fitted storage cupboards, while a spacious loft provides further storage options.





At the back there is a fully enclosed rear garden offering the perfect balance of privacy, space, and low-maintenance outdoor living. There is a neatly paved patio area ideal for outdoor dining and summer barbecues as well as a well-maintained lawn area providing plenty of room for children to play or relaxing and unwinding throughout the day. The garden offers an easy up-keep as well as the potential to landscape how any new owners see fit, making it an ideal blank canvas.

To the front there are decorative shingle sections with a paved path leading to the front door. At the side there is a driveway providing off-road parking for numerous vehicles, as well as an EV charging point and side gate leading back into the rear garden. Additionally, there is a single garage with up-and-over door, power, and light.

The property has mains water, sewerage and drainage connected. Heating is by way of mains gas to radiators powered by a gas boiler. There is mains electricity connected.

Council Tax Band F.

More about the Location.....

Clipstone Park is a new and upcoming development situated on the edge of Leighton Buzzard, leading out towards Eggington & Hockliffe. The development consists of homes built by both Barratt David Wilson and Taylor Wimpey, with the aim to create a sustainable family-friendly environment with countryside and local amenities on the doorstep.

Leighton Buzzard is a charming market town that perfectly balances tradition with modern convenience. It boasts a lively town centre, home to historic buildings, a renowned street market, and a mix of independent shops and cafes. The town's location along the Grand Union Canal adds a picturesque touch, offering scenic walks and boat trips. Outdoor enthusiasts will love the nearby parks and countryside to include Rushmere & Stockgrove country parks.

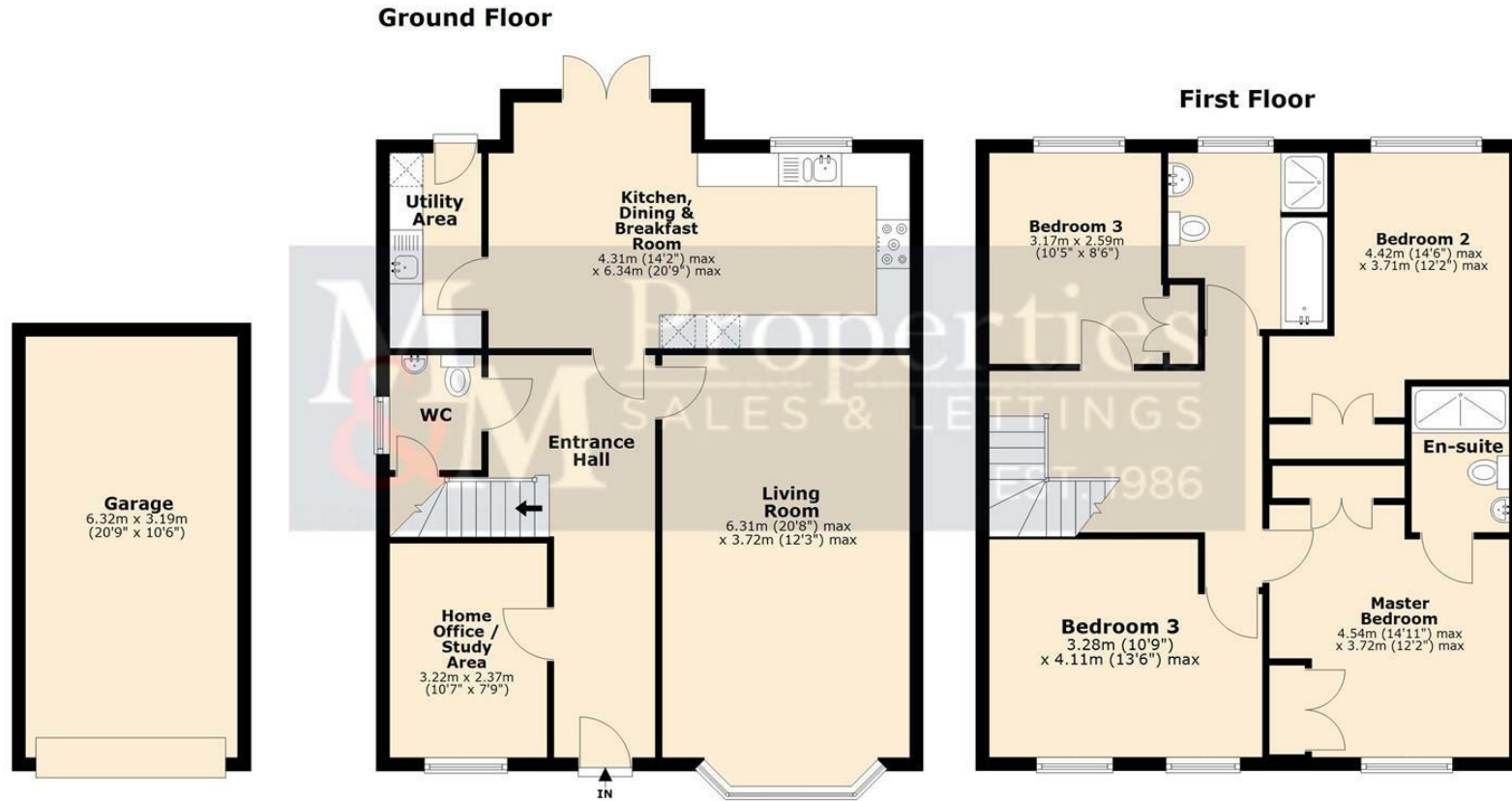


Leighton Buzzard enjoys excellent road connections, making it convenient for commuters and travellers. The town is close to the M1 motorway, which provides easy access to London, Milton Keynes, and major Midlands destinations. The A5 road is also nearby, linking Leighton Buzzard to Dunstable and further south towards Hertfordshire. Additionally, the town benefits from connections to the A4146, providing routes to Aylesbury and surrounding areas.

Additionally, Leighton Buzzard offers excellent rail connections to London, primarily through direct services to major stations like London Euston and London King's Cross. There are about four trains per hour with journeys to London typically taking around 45 minutes, with the fastest services available that can complete the trip in just 30 minutes.



Floor Plan



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.