



Plover Road
, Leighton Buzzard, LU7 4AW

Guide Price £310,000



Plover Road

, Leighton Buzzard, LU7 4AW

Quarters are delighted to offer for sale this two bedroom semi-detached family home superbly situated on this ever popular modern development. The property is presented to the market in good order, with accommodation comprising; Entrance hallway, cloakroom/WC, kitchen, lounge/dining room, two double bedrooms and a refitted family bathroom. Additional benefits include double glazing, gas heating, private rear garden, parking for two cars. Viewing is highly recommended.

Location:

The highly desirable location of Plover Road lies a short walk from the picturesque Astral Lake in the thoughtfully planned residential development of Sandhills. This location enjoys a close proximity to multiple green spaces and play areas, including Astral Park and Pages Park, and is within walking distance of sought after schooling, local shops and amenities. The location further benefits from excellent transport links, with regular public transport and road links via the A505 and A5 providing easy access to the neighbouring towns of Aylesbury, Bedford and Milton Keynes. The nearby Junction 11A of the M1 provides road links to London and further afield. The town also enjoys a close proximity to a number of outstanding country parks and walks, including the Grand Union canal, Linslade Wood, Tiddenfoot Waterside Park and the picturesque 400 acre Rushmere Country Park.

Ground Floor:

Enter via the front door into a spacious hallway which provides access to the cloakroom/WC, kitchen, lounge/diner and the first floor via the stairs. The well proportioned kitchen is bright and airy with a range of wall and base line units, there is adequate worktop space with further space for a range of white goods to suit all needs. The cloakroom/WC comprises of a low level WC and vanity hand wash basin. The lounge/diner is a generous 14ft which can accommodate a range of furniture, there are views of the rear garden to be enjoyed and a built in cupboard which provides excellent storage.





First Floor:

The landing provides access to both double bedrooms, the family bathroom and loft access. The generous master bedroom sits to the rear with a double fitted wardrobe providing superb storage, a range of furniture can be arranged. A further bright and airy double bedroom is to the front with a built in fitted wardrobe. The family bathroom sits in the heart of the upstairs and comprises of a low level WC, vanity hand wash basin and panel bath with shower over.



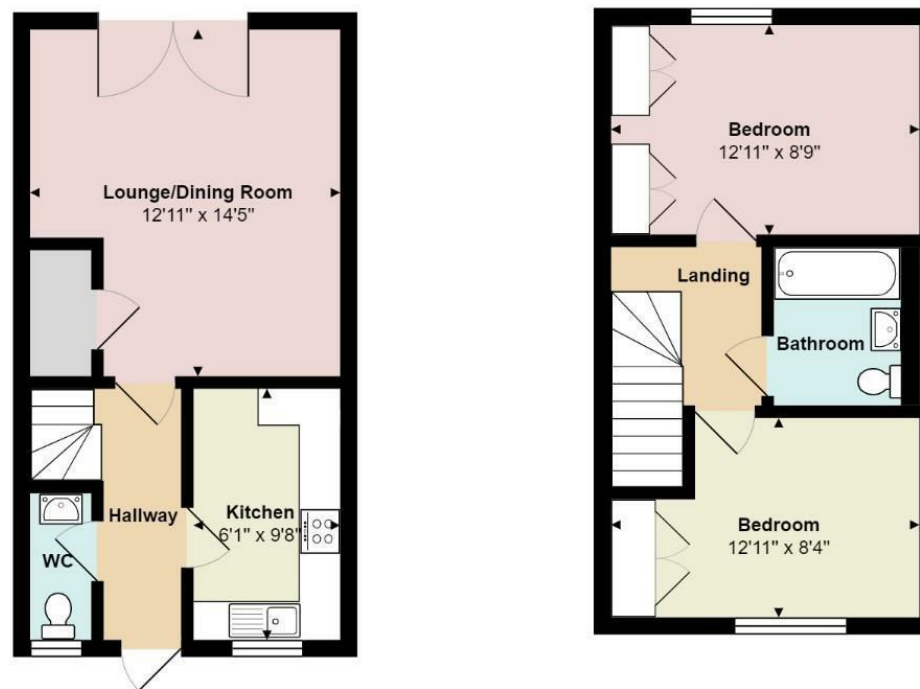
Outside:

At the front of the property is a neat path leading to the front door, with a well maintained gravelled area spacing the property from the road. At the rear of the property is a generous landscaped garden, with paved patio area and the remainder laid to lawn. Additionally the rear garden benefits from gated access to the parking area which provides two allocated parking spaces.



Measurements and floor plans are approximate and for guidance only. Any prospective buyer should check all measurements. Floor plan coverings and fitments are for example only and may not represent the true finish of the property. Services at the property have not been tested by the agent and it is advised that any buyer should do the necessary checks before making an offer to purchase. Whether freehold or leasehold this is unverified by the agent and should be verified by the purchasers legal representative. The property details do not form part of any offer or contract and any photos or text do not represent what will be included in an agreed sale.

Floor Plan



Total Area: 650 ft²

All measurements are approximate and for display purposes only

Viewing

Please contact our Quarters Estate Agents Office on 01525 853733 if you wish to arrange a viewing appointment for this property or require further information.

17-21 Ropa Court, Leighton Buzzard, Bedfordshire, LU7 1DU
Tel: 01525 853733 Email: info@quarterslb.co.uk www.quarterslb.co.uk