



Stoke Road

Linslade Leighton Buzzard, LU7 2SW

Offers In Excess Of £900,000



4



3



2



D



QUARTERS
YOUR NEXT MOVE

Stoke Road

Linslade Leighton Buzzard, LU7 2SW

We are delighted to offer for sale this rare to the market, beautifully presented and substantially extended four bedroom detached family home, ideally situated on the highly sought-after and tree-lined Stoke Road in Linslade. This superb property combines period charm with contemporary family living, with features including a welcoming entrance hall, two bay-fronted reception rooms, a stunning open plan kitchen/dining/family room with bi-fold doors to the garden, utility room, three bath/shower rooms plus cloakroom/WC, generous landscaped rear garden with summer house, garage and ample driveway parking. Viewing is highly recommended to appreciate the lifestyle this home offers.

Location:

Stoke Road is among the most prestigious and highly sought after locations in Linslade, and boasts a range of well proportioned premium homes within a leafy setting. With both the town centre and mainline train station just a short walk away, as well as being within sought after school catchment, this location remains in high demand for people looking for a long term family home. The property is well situated for access to road transport links, with the nearby by-pass providing easy access to Aylesbury and Milton Keynes, and further afield via the M1 junction 11A. The Grand Union Canal runs close-by, providing a range of benefits including scenic walks and canal-side pubs.

Ground Floor:

A striking stained glass front door sets the tone for this home, opening into a welcoming entrance hall with stairs rising to the first floor and access to the principal reception rooms. To the left, the sitting room provides a warm and inviting space with an open fireplace and bay window to the front, creating a natural focal point and a bright, versatile living area. To the right, a second reception room mirrors the size and proportions, currently used as a study but equally suited as a snug, playroom or formal dining room, also benefiting from a bay fronted outlook.

Moving through the hallway, there is a convenient cloakroom/WC on one side and a boot room opposite, thoughtfully designed for coats and shoes. To the rear, the property opens into the showpiece of the home - a spectacular L-shaped kitchen/dining/family room. The kitchen has been refitted with a fashionable range of wall, base and island units, complete with granite work surfaces and high-quality integrated appliances including a dishwasher, tall fridge, tall freezer, two ovens and an induction hob. The island incorporates a breakfast bar, ideal for casual dining, while French doors lead directly onto the decked patio.

The dining area comfortably accommodates a large family dining table and flows into the family area, a light-filled living space with bi-fold doors seamlessly connecting indoors with the garden beyond - perfect for entertaining or relaxing with family. A separate utility room completes the ground floor, with plumbing and space for laundry appliances and additional storage.





First Floor:

The central landing provides access to four generous bedrooms, the family bathroom and a separate WC. The master bedroom enjoys a bay window to the front aspect, flooding the room with natural light, and includes a stylish refitted en-suite shower room with WC, pedestal wash hand basin and shower cubicle. A further double bedroom to the front is also bay fronted and provides excellent proportions, linking via a Jack & Jill refitted shower room to another large double bedroom. The fourth bedroom, also a double, is positioned to the rear with views over the garden.

The family bathroom has been thoughtfully designed with a modern vanity wash hand basin and a striking freestanding bathtub, with a feature exposed brick wall adding unique character.

Outside:

To the front, a generous driveway provides off-road parking for multiple vehicles and leads to the garage. Gated access to the side brings you through to the impressive rear garden. This private and generous outdoor space features a wide decked patio across the rear of the property, perfect for summer entertaining. A well-kept lawn stretches towards the end of the garden where a summer house, supplied with power and lighting, provides a flexible additional space currently used as a gym. There is also a further decked seating area and a timber shed discreetly positioned in one corner.



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



Approximate Area: 1962 ft² ... 182.3 m²

Approximate Area of Garden Room / Gym: 141 ft²... 13.1 m²

Approximate Area of Garage: 128 ft² ... 11.9 m²

Total Approximate Area: 2231 ft²... 207.3 m²

Floor plans are for layout purposes only and are not intended to be scale drawings.
All measurements, including window and door openings are approximate and should not be relied upon for valuation purposes.
Please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
MK Property Photography accepts no liability whatsoever for any error or omission or inadvertent mis-statement in a floor plan.

Copyright MK Property Photography | www.mkpp.co.uk

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