



Windsor Road  
Pitstone Leighton Buzzard, LU7 9GD

Offers In Excess Of £325,000



QUARTERS  
YOUR NEXT MOVE

# Windsor Road

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We are delighted to offer for sale with no upper chain this two bedroom family home, occupying a popular position within the well-regarded Castlemead development in Pitstone, and presenting an excellent opportunity for buyers looking to renovate and add value. The property requires modernisation throughout, but benefits from driveway parking and an additional allocated parking space. Viewing is highly recommended for those seeking a home with potential in a sought-after village location.

## Location:

Castlemead is a popular residential development on the edge of the desirable Buckinghamshire village of Pitstone, surrounded by attractive countryside and within easy reach of the Chiltern Hills. The village offers a well-regarded primary school, local amenities and a strong community feel, while the nearby market towns of Tring and Leighton Buzzard provide a wider range of shops, restaurants and leisure facilities. Excellent transport links are available, including Tring mainline station with fast services into London Euston, making the area ideal for commuters.

## Ground Floor:

The ground floor accommodation provides a practical and well-proportioned layout, offering clear scope for reconfiguration and enhancement. An entrance hall welcomes you into the property, with stairs rising to the first floor and access to the kitchen and lounge/diner. The lounge/diner provides a good-sized living area with access through to the conservatory at the rear, while the kitchen sits separately and is fitted with a range of wall and base level units. The conservatory provides an excellent addition to the living space and enjoys views of the rear garden.





#### First Floor:

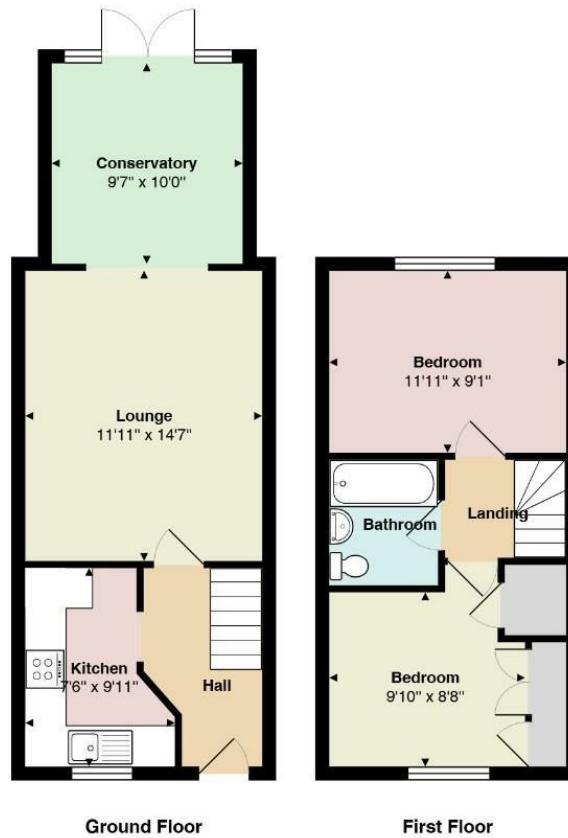
The first floor landing provides access to two bedrooms and family bathroom. The bedrooms are well sized for a property of this type, offering flexibility for families, home working or guest accommodation. The bathroom is centrally positioned and, like the rest of the property, would benefit from updating, allowing a purchaser to refit to their own taste and specification.

#### Outside:

To the front, the property benefits from driveway parking, with a further allocated parking space providing valuable additional off-street parking. The rear garden offers a private outdoor space with potential for landscaping and improvement, making it ideal for buyers wishing to create a garden tailored to their needs.

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: 690 ft<sup>2</sup>

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.