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4 The Nurseries, Eaton Bray, Dunstable, LU6 2AX

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Offers In Excess Of £650,000

- FOUR BEDROOM DETACHED FAMILY HOME
- DRIVEWAY PARKING and DOUBLE GARAGE
- VILLAGE LOCATION
- WELL APPOINTED KITCHEN
- CLOSE TO LOCAL AMENITIES and TRANSPORT
- ENSUITE TO MAIN BEDROOM
- DOWNSTAIRS CLOAKROOM
- WELL PRESENTED THROUGHOUT
- WRAP AROUND GARDEN
- INTERACTIVE VIRTUAL TOUR

Nestled away in the Bedfordshire village of Eaton Bray, is this beautifully presented four bedroom detached family home, with ease to local amenities and boasting a bright, spacious layout and modern amenities.

As you enter the property you are greeted with an entrance hall that opens up to the lounge featuring a open fireplace, from the lounge is a conservatory that the current owners use as a dining room with doors opening to the rear garden. The well-appointed kitchen featuring integrated appliances opens to another dining area with patio doors opening to the rear garden. The ground floor also offers a downstairs cloakroom.

The first floor boasts four bedrooms, three of which are doubles, with the main bedroom benefitting from a three piece en-suite. The family bathroom finishes the first floor.

The rear garden is mainly laid to lawn with a patio seating area. Mature flower beds and a gate opening to the driveway. The driveway offers off road parking for multiple vehicles. The front garden offers a sense of grandness with laid lawns, mature trees and hedges. The double garage has power and lighting. There is also an external water tap and power outlets.

This wonderful property sits on a sizeable plot with a generous sized driveway and double garage. The gardens wrap around the property that seem to flow from the property giving the sense of space and versatility.

The village of Eaton Bray is surrounded by beautiful countryside and is conveniently located for major towns such as Leighton Buzzard and Tring, both offering mainline railway access into London Euston.

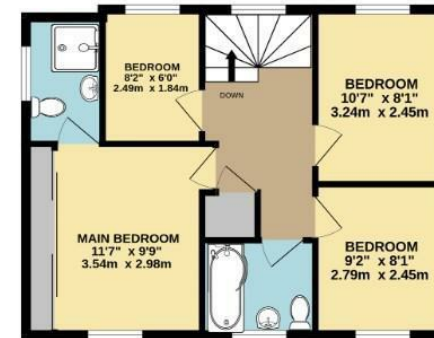
The village, along with the adjoining village of Edlesborough, offers a number of local shops and businesses, including newsagents, hairdresser, florist, post office, butcher and local family run store, popular pubs and restaurants. Educational facilities include the Eaton Bray Academy, and the area also offers some excellent private educational facilities.

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GROUND FLOOR
1037 sq.ft. (96.3 sq.m.) approx.



1ST FLOOR
504 sq.ft. (46.9 sq.m.) approx.



TOTAL FLOOR AREA: 1541 sq.ft. (143.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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