

9 Woburn Road

Hockliffe, Leighton Buzzard, LU7 9LN

£1,495 PCM

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WATSONS

LETTING SINCE 1961

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Watsons are delighted to offer for let this three bedroom semi-detached cottage in this rarely available rural location. The property benefits from having a re-fitted kitchen and bathroom suite, and the accommodation comprises: Lounge, dining room, kitchen / breakfast room with oven and hob units, ground floor bathroom, stairs to first floor, three bedrooms, large exterior storage shed, rear garden, and large parking area. Further benefits include double glazing and oil fired central heating. The property is offered Unfurnished, and is available immediately.

*** PLEASE NOTE: THE PROPERTY IS NOT SUITABLE FOR CHILDREN UNDER 10 YEARS OF AGE DUE TO THE CLOSE PROXIMITY TO THE ROAD, OR DOGS DUE TO THE LIVESTOCK KEPT IN THE FIELDS SURROUNDING THE PROPERTY ***







Lounge
13'3 (max) x 10'11 (4.04m (max) x 3.33m)

Dining Room
16'5 (max) x 8'1 (5.00m (max) x 2.46m)

Kitchen
16'3 x 9'11 (4.95m x 3.02m)

Rear Lobby

Bathroom

Stairs to First Floor

Bedroom One
13'3 (into wardrobes) x 10'0 (4.04m (into wardrobes) x 3.05m)

Bedroom Two
9'1 x 8'0 (2.77m x 2.44m)

Bedroom Three
9'1 x 8'1 (2.77m x 2.46m)

Rear Storage Shed

Rear Garden

Parking Area



Measurements and floor plans are approximate and for guidance only. Any prospective Tenant should check all measurements. Floor plan coverings and fitments are for example only and may not represent the true finish of the property.

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