



Set in a tranquil cul-de-sac on Chiltern Road, Barton-Le-Clay, this charming semi-detached chalet bungalow presents an excellent opportunity for families and individuals alike. Having been lovingly maintained by the same family since its construction, this property boasts a wealth of features that make it a delightful place to call home.

Many neighbouring properties have successfully extended their first-floor accommodation, and this home offers similar potential for expansion, subject to the necessary consents. With no onward chain, this property is ready for its new owners to move in and make it their own. We highly recommend an internal viewing to fully appreciate the charm and possibilities this home has to offer.

4 Lincoln Way, Harlington, Bedfordshire, LU5 6NA

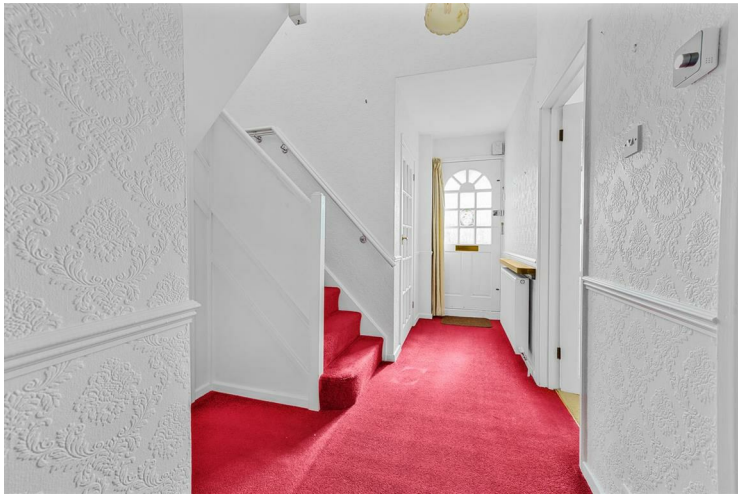
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The accommodation is both versatile and spacious, offering three well-proportioned bedrooms, including two located on the first floor, and a ground floor bedroom that can also serve as a reception room. The inviting rear aspect sitting room provides a perfect space for relaxation, while the kitchen breakfast room is ideal for family meals and entertaining. A convenient ground floor shower room adds to the practicality of the layout.

The property benefits from modern double glazing, regular gas boiler servicing, and a recently checked electrical installation, ensuring comfort and safety for its new owners. The well-stocked and mature gardens at both the front and rear create a lovely outdoor space for alfresco dining and gardening enthusiasts. Additionally, the driveway and garage provide ample parking for up to three vehicles, along with valuable storage options.

Entrance Hall

Providing access to all ground floor accommodation with a sort glazed door to the front aspect. Fitted carpet. Radiator. Stairs rising to the first floor accommodation. Under stairs cupboard. Central heating thermostat.



Bedroom Three / Reception Room

Currently being used as a dining room with a double glazed bow window to the front aspect. Fitted carpet. Radiator. Coved and textured ceiling.



Shower Room

Fitted to comprise a w/c. Wash hand basin set into a vanity unit and a shower enclosure. Part tiled walls. Radiator. Double glazed window to the front aspect.



Living Room

A good sized rear aspect room with sliding patio doors leading to the garden. Gas fire set into a stone fire surround and hearth. Radiator. Fitted carpet.



Kitchen / Dining Room

Fitted to comprise a range of wall, drawer and base level units with work surfaces over. Drainer sink unit. Integrated oven and electric hob. Space and plumbing for a washing machine. Space for a fridge / freezer. Double glazed windows to the side and rear aspect. Double glazed composite door leading to the rear garden. Storage cupboard and boiler cupboard.



Landing

Open to the entrance hall and giving a feeling of natural light and space with a double glazed window to the side aspect. Fitted carpet.

Principal Bedroom

A large double bedroom with a double glazed window to the front aspect. Twin built in wardrobes. Radiator. Fitted carpet.



Bedroom Two

A further good sized bedroom with a double glazed window to the side aspect and a skylight to the rear. Radiator. Fitted carpet. Fitted wardrobe.



To The Front

A mature and well stocked garden with a variety of mature shrubs and bushes with the remainder being laid to lawn.



Garage & Parking

A driveway providing ample off road parking and onward access to

the garage. The garage has an up and over door to the front and a door leading to and from the rear garden.



Rear Garden

Enclosed, private and well stocked with a variety of mature shrubs, bushes and trees with the remainder being laid to lawn. Patio area adjacent to the rear of the property. Gate providing access to the driveway.



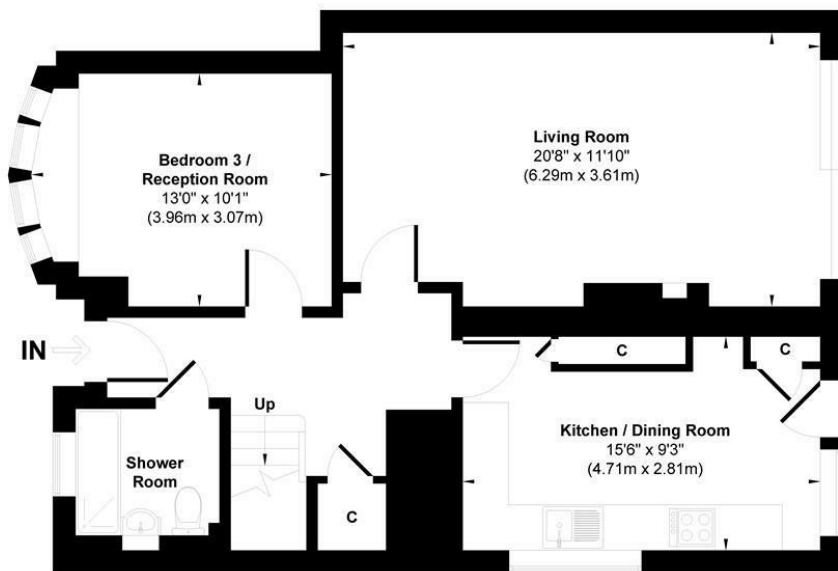
Viewing

All viewings are strictly by appointment through Bradshaws.

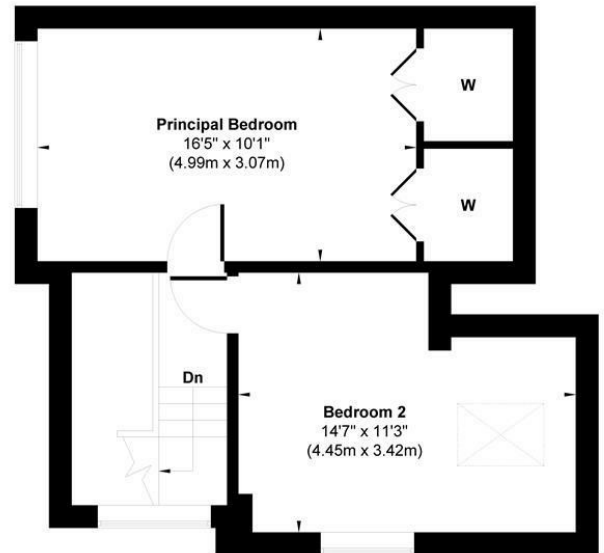
Disclaimer

These particulars have been prepared in good faith and are intended as a general guide only. They do not constitute part of an offer or contract. No survey of the property has been undertaken and no responsibility is taken for the condition of the structure, fixtures, fittings or services. Any heating systems, electrical installations or appliances have not been tested. All measurements are approximate.

Approximate Gross Internal Area 101.79 sq.m / 1096 sq.ft



Ground Floor



First Floor

Illustration for identification purpose only, measurements approximate and not to scale.

Council Tax Band: D

EPC Rating: D