



Riverside Leighton Buzzard LU7 3HX

for sale
£525,000



Property Description

Set in a sought-after position backing onto the picturesque Ouzel Meadows, this substantial four-bedroom detached home presents a fantastic opportunity for those who are seeking a property that has been well cared for over the years and offers generous accommodation throughout.

The ground floor comprises a comfortable living room filled with natural light, a separate dining room ideal for family gatherings, and a well-maintained kitchen. There is excellent scope to update or remodel the layout to suit modern lifestyles, including the possibility of creating a stylish open-plan kitchen and living area, subject to any necessary consents.

On the first floor are four well-proportioned bedrooms, providing ample space for growing families, guests, or home office requirements. The family bathroom has been thoughtfully adapted to include a large walk-in double shower, offering both practicality and contemporary appeal.

Outside, the rear garden enjoys a wonderful backdrop overlooking Ouzel Meadows, creating a peaceful setting for outdoor dining, entertaining, or simply unwinding while taking in the views.

The property is offered for sale with no upper chain.

"Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead."

Entrance Hall

Radiator. Carpeted flooring.

Cloakroom

Double glazed window. WC. Wash hand basin. Partly tiled.

Lounge

Patio doors to garden. Radiator. Gas fireplace. Carpeted flooring.

Dining Room

Double glazed window. Radiator. Wooden flooring.

Kitchen

Double glazed window. Fitted kitchen with wall and base units. Gas hob. Integrated oven. Stainless steel sink and drainer. Space for fridge freezer. Plumbing for washing machine. Plumbing for dishwasher. Double glazed door to side. Vinyl flooring.

Landing

Window. Loft access. Storage. Carpeted flooring.

Bedroom One

Double glazed window. Radiator. Built in wardrobe. Carpeted flooring.

Bedroom Two

Double glazed window. Built in wardrobe. Carpeted flooring. Great views.

Bedroom Three

Double glazed window. Radiator. Carpeted flooring.

Bedroom Four

Double glazed window. Built in wardrobe. Radiator. Carpeted flooring,

Bathroom

Double glazed window. Wash hand basin in vanity unit. Radiator. WC. Double shower cubicle. Storage cupboard. Vinyl flooring.

Outside

Front Garden

Driveway with access to garage. Mature shrubs, bushes and trees. Access to rear garden.

Rear Garden

Beautifully presented rear garden with mature bushes, shrubs and flowerbeds. Shingle. Patio. Artificial grass. Access to front garden. Rear access. Wooden panelled fencing to borders.

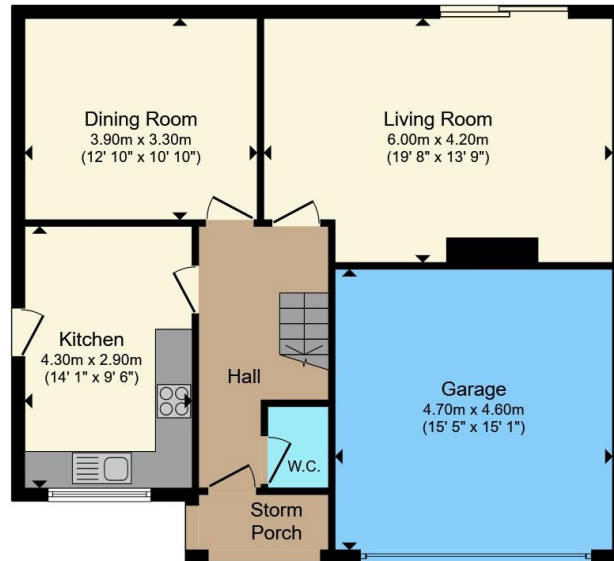
Garage

Electric roller door.









Ground Floor



First Floor

Total floor area 161.3 m² (1,736 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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4 Market Square
 LEIGHTON BUZZARD LU7 1HA

EPC Rating: D Council Tax
 Band: E

Tenure: Freehold

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