





Goodman Drive
Leighton Buzzard
LU7 4UJ

Offers in Excess of £
209,000.00

bettermove

Goodman Drive - Leighton Buzzard

Bettermove are proud to present this 2 bedroom coach house in Leighton Buzzard.

The property benefits from double glazing, and gas central heating throughout, with off street parking available via the garage.

The council tax band is B.

This is a leasehold property with 133 years remaining on the lease; the ground rent is £160.00 per annum, and the service charge is £1,700.00 per annum.

The interior of this well-presented property comprises a private entrance hall with internal access to the integral garage, with stairs rising to the first floor, which consists of a spacious living/dining room, separate kitchen, two well-proportioned bedrooms and a family bathroom.

Located in the popular town of Leighton Buzzard, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Leighton Buzzard train station, a variety of local bus routes, and quick access to the M1.

This exciting opportunity should not be missed. All enquiries can be made through Bettermove.

BEDROOMS	BATHROOMS	RECEPTIONS	TENURE
2	1	1	Leasehold

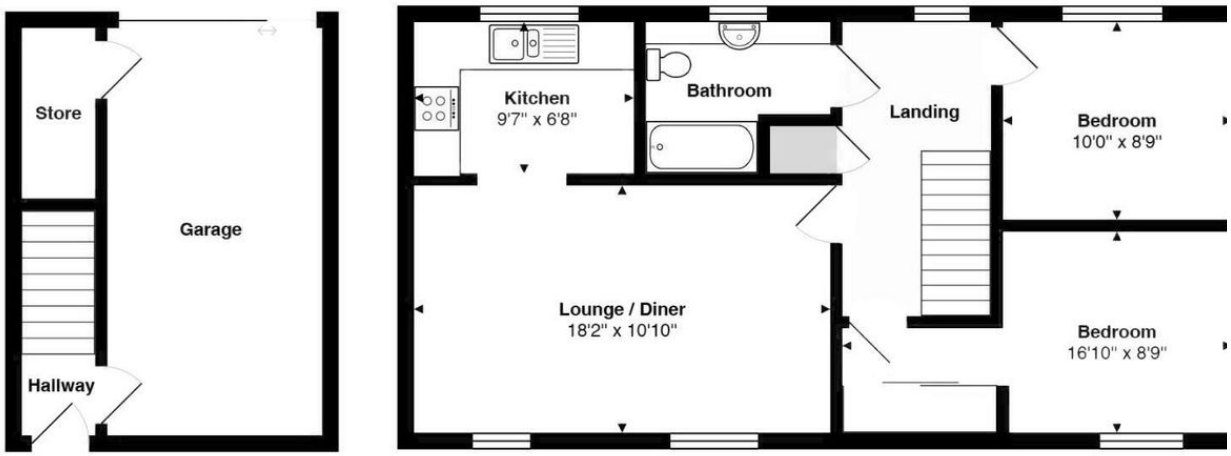








Floor Plan



Ground Floor **First Floor**

Total Area: 867 ft²

All measurements are approximate and for display purposes only

Energy Efficiency Rating	Current	Potential
(92 to 100) A		
(81 to 91) B		
(69 to 80) C	76	78
(55 to 68) D		
(39 to 54) E		
(21 to 38) F		
(1 to 20) G		

Environmental Impact Rating	Current	Potential
(92 to 100) A		
(81 to 91) B		
(69 to 80) C	79	80
(55 to 68) D		
(39 to 54) E		
(21 to 38) F		
(1 to 20) G		







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