



Cedars Way, Leighton Buzzard, LU7 2WE

£300,000

2 1 1

- Semi Detached Bungalow
- Two Bedrooms
- Off Road Parking
- Front & Rear Gardens
- Walking Distance to Town Centre
- Close To Mainline Train Station
- Single Storey Living
- Workshop With Electrics
- Popular Linslade Location
- Excellent Transport Links

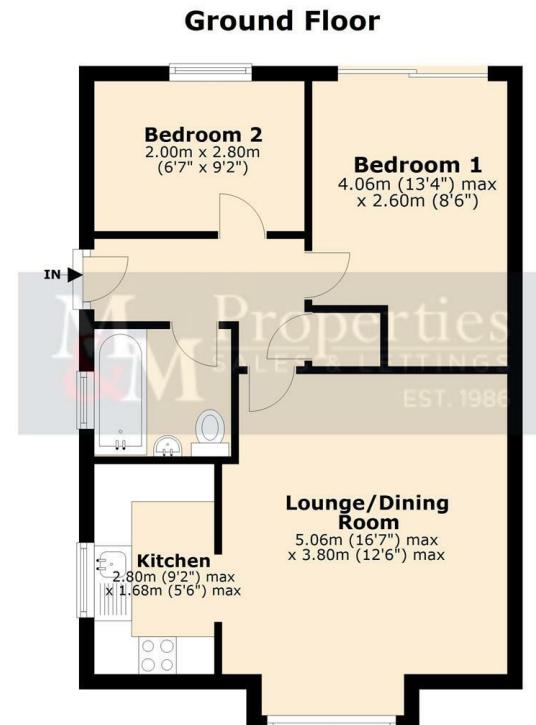
Tucked away in a peaceful cul de sac on sought after Ledburn Grove in Linslade, this very well presented two bedroom semi-detached bungalow offers the perfect blend of quiet, comfort and convenience. Occupying a desirable position with off-road parking, this Bungalow is ideal for downsizers, first-time buyers or anyone seeking single level living in a quiet residential setting.

The bungalow provides well-presented accommodation arranged on one level, ideal for anybody looking for single storey living, comprising an entrance hall, spacious living room, modern fitted kitchen, two bedrooms and a bathroom. The property further benefits from a laid to lawn front garden space with a paved pathway down to the front door as well as the side access through to the private rear garden. The property also offers off-road parking directly out the front of the premises.

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The property comes with one allocated, off road parking space which is located directly outside of the bungalow.

The property has mains water, sewerage and drainage connected. Heating is by way of mains gas to radiator powered by a gas boiler. There is mains electricity connected.



## Viewing

Please contact our Leighton Buzzard Office on 01525 377733.

If you wish to arrange a viewing appointment for this property or require further information.

IMPORTANT: Whilst we aim to make our details accurate and reliable, if there is any point of particular concern to you, please contact the office. The apparatus, equipment, fittings and services have not been checked and therefore it is in the purchaser's interest to establish the working condition of the appliance included. Personal items such as furnishings which may be shown in the photographs are not included in the asking price. No survey has been carried out by M & M Properties. Measurements have a tolerance of +/- 3". Please note that this floorplan has not been drawn to scale and is therefore for room layout purposes only. It does not constitute or form part of a contract. Doors may be hung in opposite directions.