



Laurel Mews, Leighton Buzzard, LU7 1FR

welcome to

Laurel Mews, Leighton Buzzard

Immaculately presented three-bedroom townhouse, finished to a high standard throughout. Features a modern kitchen and a well-designed lounge with dining space, Patio doors to a low-maintenance garden. Three versatile bedrooms and off-street parking making this the ideal family home.

Entrance Hall

Double-glazed door to the front, radiator and stairs to the first floor

Kitchen

Fitted kitchen with a mix of wall and base units with work top over, sink with mixer tap and draining board, integrated electric oven and induction hob with extractor fan over. Space for a dishwasher, washing machine and a fridge/freezer. Radiator and double-glazed window to the front.

Lounge/Diner

TV point, radiator and space for a dining table and chairs. Double-glazed Patio doors leading out to the garden.

Cloakroom

Wall mounted wash hand basin and low-level WC. Heated towel rail.

First Floor Landing

Stairs from the ground floor and stairs to the second floor. Airing cupboard, radiator and double-glazed window to the front. Doors to bedrooms two and three plus the bathroom.

Bedroom Two

Fitted wardrobes with hanging space and storage, radiator and 2 double-glazed windows to the rear.

Bedroom Three

Radiator and double-glazed window to the front.

Bathroom

Partially tiled with a pedestal wash hand basin with mixer tap and storage cupboard under, low-level WC and a bath with a handheld shower, glass shower screen and shower over. Extractor fan, shaver point and heated towel rail.

Second Floor Landing

Stairs from the first floor and door to the bedroom.

Bedroom One

Radiator and loft access. 2 velux style windows to the rear and 1 to the front.

Outside Front Garden

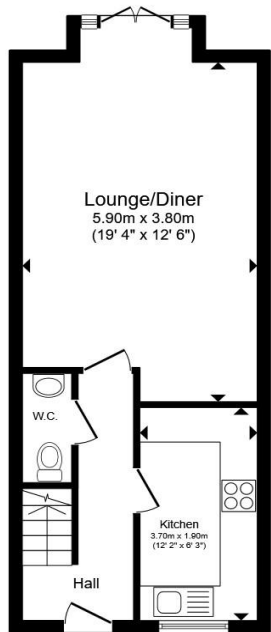
Laid with artificial lawn and a paved path leading to the front door.

Rear Garden

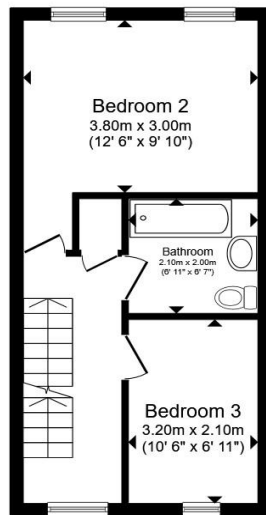
Enclosed by fencing with gated access to the rear, the garden is mainly laid with artificial grass and a shed.

Parking

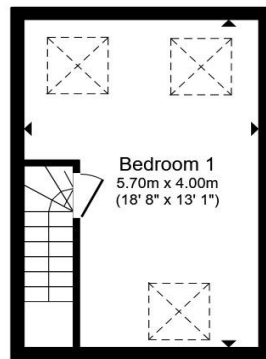
Allocated parking for 2 cars to the rear.



Ground Floor



First Floor



Second Floor

Total floor area 91.5 m² (985 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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Leighton Buzzard

- TWO ALLOCATED PARKING SPACES TO THE REAR
- IMMACULATELY PRESENTED
- SHORT WALK TO LOCAL SCHOOLS
- PROXIMITY TO THE TOWN CENTRE
- THREE DOUBLE BEDROOMS

Tenure: Freehold EPC Rating: C
Council Tax Band: C

£350,000



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Property Ref:
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