



Connells

Plantation Road
Leighton Buzzard

Plantation Road Leighton Buzzard LU7 3HJ

for sale offers in excess of
£550,000



Property Description

Situated on the highly regarded Plantation Road, this extended semi-detached family home offers spacious and versatile accommodation in one of Leighton Buzzard's most sought-after residential locations. The property benefits from generous ground floor accommodation, ideal for modern family living.

The accommodation comprises a welcoming entrance hall, spacious reception space, a well-appointed kitchen and flexible family living areas, complemented by four well-proportioned bedrooms and a family bathroom to the first floor. The property has been extended over the years, creating excellent living space for growing families.

Externally, the home enjoys a generous plot with ample driveway parking and established gardens, providing an attractive outdoor environment for both entertaining and family enjoyment. Plantation Road is particularly popular due to its proximity to beautiful woodland walks, highly regarded local schooling and convenient access to Leighton Buzzard town centre and mainline railway station, offering direct links into London Euston.

A fantastic opportunity to acquire a substantial family home in a prestigious and well-connected location, offering excellent potential for further enhancement subject to the necessary consents.

Agents Note

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 Porch

Entrance Hall

Lounge / Diner

Kitchen / Dining Room

Shower Room

First Floor Landing

Bedroom One

Bedroom Two

Bedroom Three

Bedroom Four

Bathroom

Outside

Front Garden

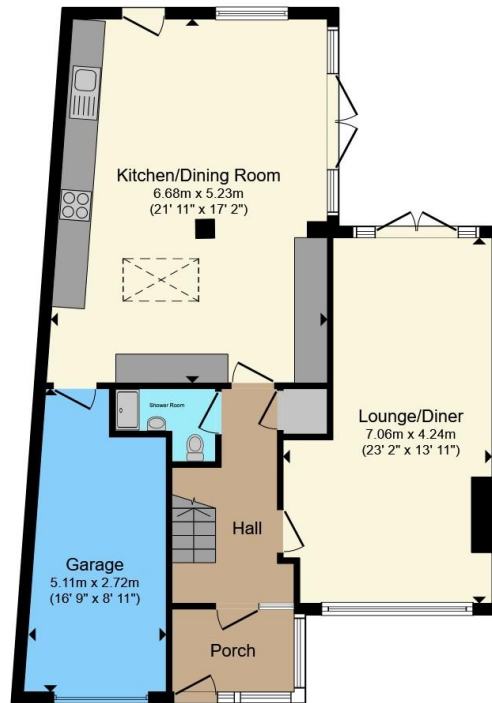
Garage

Rear Garden

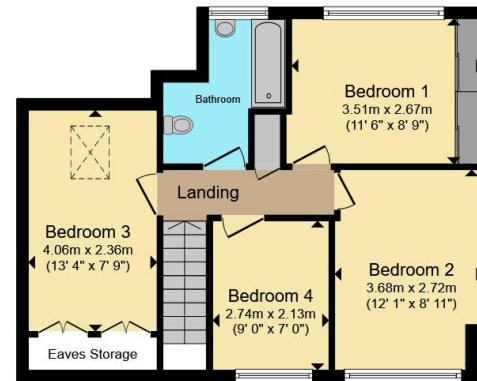








Ground Floor



First Floor

Total floor area 129.6 m² (1,395 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



To view this property please contact Connells on

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4 Market Square
 LEIGHTON BUZZARD LU7 1HA

EPC Rating: C Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/LBC310190



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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