



Wing Road

Leighton Buzzard, LU7 2NJ

Price £230,000



QUARTERS
YOUR NEXT MOVE

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We are delighted to offer for sale, with no upper chain, this two bedroom mid terraced home situated on Wing Road, Leighton Buzzard. The property offers well proportioned accommodation comprising a kitchen, lounge/diner, two bedrooms and a family bathroom, with the further benefit of a useful cellar and a rear garden. Additional benefits include double glazing and a westerly facing rear garden. Viewing is highly recommended.

Location:

Wing Road is situated on a sought after residential road in ever popular Linslade, and boasts a range of local shops, restaurants and amenities within walking distance. The mainline train station is a few minutes walk from the property with trains to London Euston in as little as 30 minutes. The town centre is also within walking distance, as well as being within sought after school catchment, this location remains in high demand. The property is well situated for access to road transport links, with the nearby by-pass providing easy access to Aylesbury and Milton Keynes, and further afield via the M1 junction 11A. The town also enjoys a close proximity to a number of outstanding country parks and walks, including the Grand Union Canal, Linslade Wood, Tiddenfoot Waterside Park and the picturesque 400 acre Rushmere Country Park.

Ground Floor:

The front door is accessed via the alleyway, opening into the lounge diner, which forms a generous and well-proportioned reception space, offering ample room for both seating and dining furniture, with a staircase rising to the first floor. A further staircase leads down to a useful cellar, offering valuable additional storage, well suited to those wanting to keep everyday living space free of clutter. The kitchen faces the rear aspect and is fitted with a range of base and wall units together with space for freestanding appliances and a sociable, functional layout.





First Floor:

The first floor hall provides access to both bedrooms and the family bathroom. The front bedroom is a well-proportioned double, offering flexibility to accommodate a range of bedroom furniture. A built in wardrobe provides additional storage. The rear bedroom is similarly generous in size and offers equal versatility, whether for a growing family or those requiring additional space for a home office. The family bathroom is fitted with a WC, pedestal wash hand basin and bath with shower over, completing the first floor accommodation.

Cellar:

A further staircase leads down to a useful cellar, offering valuable additional storage, well suited to those wanting to keep everyday living space free of clutter.

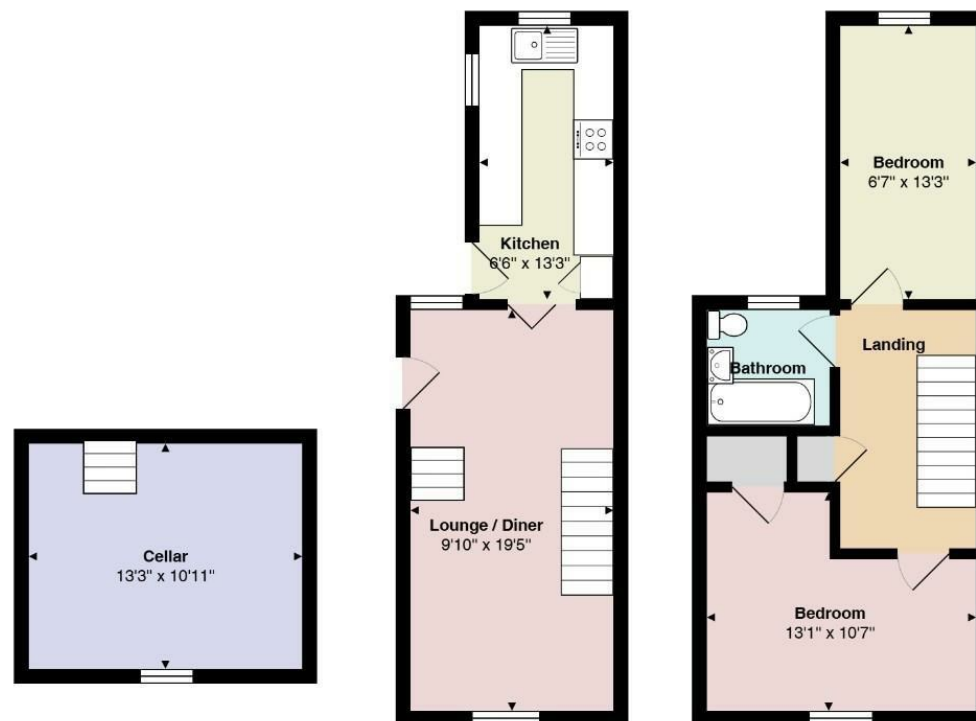
Outside:

To the rear, the garden is laid mostly to lawn with a patio area, offering a pleasant balance between low-maintenance greenery and space for outdoor furniture or entertaining. A side gate provides convenient access through to the alleyway at the front of the property, adding a practical element to the overall layout.



Measurements and floor plans are approximate and for guidance only. Any prospective buyer should check all measurements. Floor plan coverings and fitments are for example only and may not represent the true finish of the property. Services at the property have not been tested by the agent and it is advised that any buyer should do the necessary checks before making an offer to purchase. Whether freehold or leasehold this is unverified by the agent and should be verified by the purchasers legal representative. The property details do not form part of any offer or contract and any photos or text do not represent what will be included in an agreed sale.

Floor Plan



Total Area: 770 ft²

All measurements are approximate and for display purposes only

Viewing

Please contact our Quarters Estate Agents Office on 01525 853733 if you wish to arrange a viewing appointment for this property or require further information.

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