

Vandyke Road

Leighton Buzzard, LU7 3HQ

Guide Price £290,000

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QUARTERS
YOUR NEXT MOVE

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We are delighted to offer for sale with no upper chain this charming two bedroom period semi-detached home, situated within a well-established and highly convenient area of Leighton Buzzard. Offered to the market with no upper chain, the property combines attractive character features with versatile accommodation arranged over three levels, comprising: Open plan lounge and dining room, fitted kitchen, ground floor bathroom, two double bedrooms and a cellar currently utilised as a home office. Additional benefits include a generous rear garden and close proximity to local amenities and transport links. Viewing is highly recommended.

Location:

Vandyke Road is a popular residential address, conveniently situated within easy reach of Leighton Buzzard town centre and a wide range of everyday amenities. The area is particularly well suited to commuters, with the mainline railway station providing direct services to London Euston in approximately 30 minutes. Residents also benefit from excellent road links via the A5 and M1, whilst nearby parks, the Grand Union Canal and surrounding Bedfordshire countryside provide ample opportunities for walking and outdoor recreation. A variety of shops, cafés and restaurants are all readily accessible, making this a location that successfully balances convenience with community.

Ground Floor:

The property is entered directly into the lounge, a welcoming reception room full of character and centred around an attractive cast iron log burning stove which creates a cosy focal point during the colder months. Open plan in nature, the room flows seamlessly into the dining area, creating a sociable arrangement that lends itself equally well to everyday living and entertaining. There is ample space for a variety of furniture, with the dining area comfortably accommodating a family dining table. From the dining room, stairs descend to the cellar which is currently utilised as a home office. This versatile additional space provides an excellent environment for those working from home, whilst equally offering potential as a hobby room or useful storage area. Positioned to the rear of the property, the kitchen is fitted with a range of wall and base level units arranged to provide a practical working environment, with ample space for appliances and direct access to the rear garden. Completing the ground floor is the bathroom, conveniently positioned and fitted to serve the accommodation.

























First Floor:
The first floor landing provides access to two generous double bedrooms, both offering comfortable accommodation with space for a range of bedroom furniture. Their proportions and versatility make the property equally suitable for first-time buyers, professional couples or those looking to downsize without compromising on space.

Outside:
The rear garden is a particularly attractive feature of the property, extending to provide a wonderful outdoor environment that can be enjoyed throughout the seasons. Predominantly laid to lawn, the garden is complemented by mature trees and established planting which create a pleasant sense of privacy and enclosure. A patio area provides the perfect setting for outdoor dining and entertaining, whilst the generous proportions of the garden offer plenty of space for keen gardeners, children or simply relaxing in peaceful surroundings.

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: 773 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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