



Connells

Puffin Place
Leighton Buzzard



Property Description

Well-Proportioned Three-Bedroom Semi-Detached Home with Large Garden

This well-presented three-bedroom semi-detached home offers generous living space and an excellent position in a quiet cul-de-sac.

The ground floor comprises a kitchen, convenient cloakroom, and a good-sized lounge with access out to the rear garden.

The garden is a real highlight of the property, being one of the largest on the plots in the cul-de-sac.

Upstairs, there are three well-presented bedrooms, all of a good size, along with a family bathroom.

Further benefits include a car port providing off-road parking.

An ideal home offering both space and a pleasant setting.

Entrance Hall

Stairs rising. Laminate flooring.

Cloakroom

Wash hand basin. WC. Radiator. Space for tumble dryer. Laminate flooring.

Lounge

L shaped room. Double glazed window. Radiator. Carpeted flooring. Door to garden.

Kitchen

Double glazed window. Fitted kitchen with wall and base units. Plumbing for dishwasher. Plumbing for washing machine. Gas hob with cookerhood over. Integrated oven. Space for fridge freezer. Plumbing for dishwasher. Laminate flooring.

Landing

Loft access. Carpeted flooring.

Bedroom One

Double glazed window. Radiator. Carpeted flooring.

Bedroom Two

Double glazed window. Radiator. Carpeted flooring.

Bedroom Three

Double glazed window. Radiator. Carpeted flooring.

Bathroom

Double glazed window. Bath with shower over. WC. Wash hand basin. Heated towel rail radiator. Laminate flooring.

Rear Garden

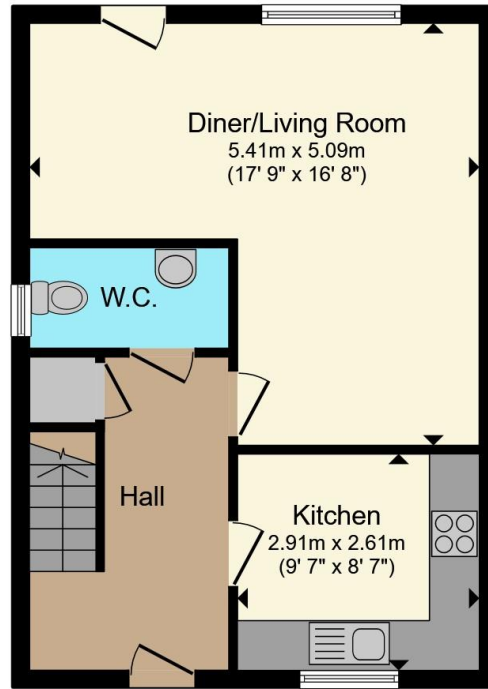
Mainly laid to artificial lawn. Patio. Side access. View of field. Shed. Steps down to second artificial lawn area.

Carport

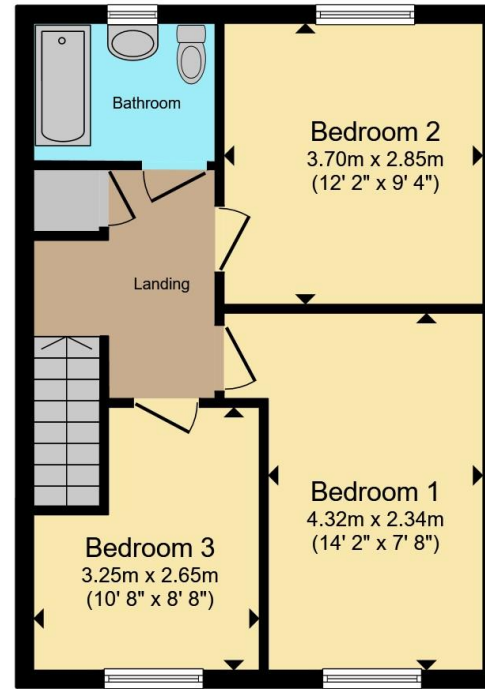








Ground Floor



First Floor

Total floor area 84.4 m² (908 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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EPC Rating: B Council Tax Band: C

Tenure: Freehold

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