



**135 Harrow Road, Leighton Buzzard,  
Bedfordshire, LU7 4UG**

**£475,000 Freehold**

- Ground Floor Study / Fourth Bedroom
- Garage & Driveway Parking
- Walking Distance To Town Centre
- Large Plot
- Three First Floor Double Bedrooms
- Excellent Family Location!
- Potential to extend
- Chain Free
- Quiet cul de Sac location
- Good School Catchment







Spacious Family Home with Large Extension Potential – Prime Location! Three DOUBLE Bedrooms | Study (Optional Fourth Bedroom) | TWO RECEPTION ROOMS | LARGE REAR GARDEN | Walking Distance To Town | GARAGE & Driveway Parking For 3 Cars | HUGE POTENTIAL TO EXTEND (STPP)

Situated on the sought-after Harrow Road, this charming family home. The street is a private residential area made up of spacious 3, 4, and 5-bedroom homes, making it an ideal location for growing families. This well-presented property is within walking distance of Leighton Buzzard town centre, offering convenient access to shops, parks, schools, and amenities. The mainline train station is just over a mile away, providing excellent transport links. Inside, the home boasts two generous reception rooms, a kitchen, and a versatile study that can serve as a fourth bedroom. A ground floor cloakroom adds convenience, while upstairs features three well-proportioned double bedrooms and a family bathroom. Outside, the property truly shines with its large rear garden, providing an excellent space for outdoor living. With its substantial plot, there is significant potential to extend (subject to planning permission), making this an exciting opportunity for those looking to create their dream home. Additional benefits include a garage and a private driveway for three cars. A must-see property with huge scope for expansion – book your viewing today!

## Disclaimer

Whilst we have endeavoured to prepare our sales particulars accurately none of the services, appliances or equipment have been tested. A buyer should satisfy themselves on such matters prior to purchase. Any measurements or distances mentioned in these particulars are for guide reference only. If such particulars are fundamental to a purchase, buyers should rely on their own enquiries. All enquiries should be directed to Elevation Estate Agents in the first instance.

