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8 Ivinghoe Way, Edlesborough, Dunstable, LU6 2EL

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Guide Price £575,000

- STUNNING THREE BEDROOM HOME WITH PICTURESQUE COUNTRYSIDE VIEWS
- SPACIOUS AND BRIGHT LIVING ROOM WITH FEATURE FIREPLACE
- CONSERVATORY OVERLOOKING A MATURE LANDSCAPED REAR GARDEN
- TWO GROUND FLOOR DOUBLE BEDROOMS AND A LUXURIOUS FOUR-PIECE BATHROOM
- DRIVEWAY, GARAGE WITH LOFT STORAGE, AND SEPARATE UTILITY ROOM
- SET ON A PRIVATE ROAD OFFERING PRIVACY AND EXCLUSIVITY
- UNIQUE SPIRAL STAIRCASE ORIGINALLY FROM A HISTORIC LONDON BANK
- BEAUTIFULLY DESIGNED KITCHEN/DINING ROOM
- IMPRESSIVE PRINCIPAL SUITE WITH EN-SUITE AND FITTED WARDROBES
- INTERACTIVE VIRTUAL TOUR

Enjoying picturesque views across open countryside, this elegant and truly stunning three bedroom home must be viewed to be fully appreciated.

Set along a private road, the property offers a wonderful sense of privacy and exclusivity. It is introduced via a welcoming entrance hall, which leads into a spacious and beautifully bright living room. This impressive space is enhanced by a feature fireplace and a striking spiral staircase—originally sourced from a historic London bank—creating a unique architectural focal point full of character.

From here, doors open into a delightful conservatory, perfectly positioned to overlook the mature, landscaped rear garden and take full advantage of the surrounding countryside views.

The heart of the home is the stunning kitchen/dining room, thoughtfully designed with an array of floor and wall mounted units, complemented by elegant stone effect worktops. This sociable space is ideal for both everyday living and entertaining, and flows seamlessly through to a practical boot room, which in turn provides access to the garage.

The ground floor further benefits from two well-proportioned double bedrooms, along with a beautifully appointed four-piece family bathroom, finished to a high standard.

The spiral staircase rises to an impressive principal bedroom suite, enjoying elevated views over the garden and open countryside. This private retreat is complemented by a stylish en-suite and an abundance of fitted wardrobes.

Externally, the property continues to impress. The mature, landscaped rear garden is predominantly laid to lawn and features a patio seating area, well-stocked flower beds, and established trees, creating a peaceful and private outdoor setting. The rear garden also features a summerhouse and garden shed.

To the front, a driveway with an EV power outlet provides off-road parking and access to the garage that has an electric remote controlled up and over door, which also benefits from a useful loft storage area. A separate utility room is conveniently located behind the garage, with plumbing and space for a washing machine and tumble dryer, adding further practicality.

Edlesborough is a highly sought-after Buckinghamshire village, offering a charming blend of countryside living and everyday convenience. Surrounded by beautiful open landscapes and positioned on the edge of the Chiltern Hills, the village is ideal for those seeking a more tranquil setting while remaining well connected.

The village itself benefits from a range of local amenities, including a well-regarded primary school, village shop, traditional pubs, and a strong sense of community. For more extensive facilities, the nearby towns of Dunstable and Leighton Buzzard provide a wider selection of shopping, dining, and leisure options.

For commuters, excellent transport links are available, with Leighton Buzzard mainline station offering direct services into London Euston, while road connections via the A5 and M1 provide easy access to surrounding areas.

Edlesborough perfectly combines rural charm with accessibility, making it an attractive location for families, professionals, and those looking to enjoy village life without compromise.



TOTAL FLOOR AREA : 1533 sq.ft. (142.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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