Less Stress.
More Moving.

Expert guidance. Every step.

QUARTERS

YOUR NEXT MOVE

Welcome

...to Quarters Estate Agents, an independently owned business run by friends and family **with a reputation for doing things right.**

We believe in a friendly and professional service and a wholehearted commitment to delivering on our promises. Our clients enjoy an easier, less stressful time when selling a property or moving home with us because we pay attention to the details and do what we say we will do.

From the first exploratory conversation right through to the day you move, you'll experience an unrivalled service tailored to your needs with expert advice and close personal attention. We do our utmost to exceed your expectations at every stage of the process. If it matters to you, it matters to us.

Please take a look through this brochure for an introduction to what makes Quarters a different kind of estate agency.

Market traders line Leighton Buzzard High Street every Tuesday and Saturday selling a wide range of goods. This lively and traditional market has a Royal Charter and is one of only three markets recorded in the Bedfordshire area at the time of the Doomsday Survey of 1086.

Gavin Higginson, OWNER

"You have really changed my opinion of estate agents in a positive way."

MR & MRS PRESTON
(sold through Quarters)

Presentation

The Grand Union Canal runs through the town, attracting narrow boats of all sizes. You can book a canal cruise or hire a boat from local companies, or experience the beautiful countryside with a walk along the towpath.

First impressions count. That's why **we devote so much effort** to presenting every property to the highest standard.

Our approach is designed to make your home stand out and attract interest. Our all-inclusive marketing includes detailed floor plans, high quality professional photography, drone photography, well-crafted descriptions, glossy printed brochures and an automatic upgrade to a premium listing on property portal *Rightmove* for added impact.

We use multiple shots of rooms to show off space to the best advantage, displayed with full room views to capture a true feel of your property's appearance. Professional floor plan imagery and the latest HD wide angle video tours help bring your property layout to life.

Your property is always presented in the best possible way, regardless of it's market value. On our website, for example, we incorporate interactive mapping of local schools with their most recent *Ofsted* ratings and detailed local area information.

Leighton Buzzard has been twinned with Coulommiers, northern France, since 1958 and with Titisee-Neustadt in southern Germany since 1991.

"At last an estate agency that delivers their promises."

MRS MARSHALL
(sold and purchased through Quarters)

Coverage

There is no substitute for placing property **directly in front of prospective buyers.**

Prominent and effective exposure achieves results. It's all about presenting the information stunningly well and getting it in front of the right people in the best possible way – where your buyers can see it.

We use all available media and tools at our disposal to reach the widest and most relevant audience. Your property will be advertised extensively, featuring on all major property websites. To complement our online coverage we can advertise our clients' properties prominently through targeted marketing on social media including Facebook, Instagram and X.

We are proactive in matching properties with appropriate pre-qualified buyers on our database. This has proved very successful in rapidly securing genuine interest, with vendors and buyers alike appreciating our focused and personal approach.

Speciality markets are popular in Leighton Buzzard. The third Saturday of every month there's a well-established Farmers' Market offering delicious locally sourced produce, with a Craft Fair the week after. Twice a year there's a distinctly continental feel when the French Market comes to town.

There is an impressive choice of sports facilities, clubs and cultural societies in and around the town and local villages. Catering for all tastes and abilities, there is something for everyone.

"Of all the estate agents we have ever used, we would use Quarters again without reservation."

MR & MRS STEVENS
(sold through Quarters)

Communication

Our **customers can be confident** that we say what we mean and mean what we say.

In our experience, clear and regular communication is paramount for a smooth transaction. Of course, good communication works both ways; that's why we take the time to really listen to the information and views you have. No one knows your property like you do, so we ask questions to find out the important little details that will attract a buyer.

From your perspective, you need us to keep you informed every step of the way. That's exactly what we do, communicating in plain language – not jargon – so there are no misunderstandings.

Throughout the marketing process you will receive prompt and detailed updates of all viewings, feedback and offers as well as regular marketing reviews. We'll go through a detailed report with you every other week including analysis of marketing activity with online statistics. This ensures that we spot any opportunities to enhance your property's promotion and adjust anything that needs an extra push.

Once a sale is agreed, you will be in the hands of our dedicated Sales Progressors who will guide you through the entire conveyancing process. Our renowned after sales service ensures you always know what's happening at every stage, giving you peace of mind that someone is taking care of things on your behalf right through to completion.

You can't miss the 27 foot high Market Cross in the centre of town. Dating back to medieval times, this prominent landmark has an unusual pentagonal design with five statues. It is still the focal point of public events such as the annual Christmas carol concert.

Most Sunday afternoons during the summer you can catch a free concert at the bandstand in Parson's Close Recreation Ground in the town centre. Top brass and silver bands from the surrounding counties take turns to entertain the crowds.

"A truly excellent marketing package with comprehensive feedback at every stage."

MR LEAH
(sold through Quarters Prestige Homes)

Local

We care because **it's our community, too**.

Quarters covers the entire Leighton-Linslade area and all villages to the south of the A5 between Leighton Buzzard and Tring.

Our team has over one hundred years combined industry experience and are all local people with first-hand knowledge of local amenities, transport links, shopping centres, schools and leisure facilities. We can really get across to potential buyers what it's like to live and work in this neighbourhood. Uniquely among agencies in the Leighton Buzzard area, we add interactive mapping of local schools and their most recent *Ofsted* ratings to your property listing on our own website. This, along with interactive street views, gives potential buyers the option of exploring the local area on a computer, tablet or smartphone.

We are proud to be one of the main sponsors of the annual *Leighton Buzzard Carnival*, an event which really brings out a strong community spirit. We also enjoy contributing where we can to local youth sports teams, schools and fundraising events.

We are equally committed to supporting the local business community. We only recommend local firms and have a network of companies we trust including solicitors, removal companies, chartered surveyors and those in the building trade.

Rushmere Park is a beautiful country park at the northern edge of Leighton Buzzard. It spans more than 200 acres with a wide variety of natural habitats. One of these, Bakers Wood, is classified as a Site of Special Scientific Interest because of its ancient woodland.

Once a busy quarry, Tiddenfoot Waterside Park by the Grand Union Canal at Linslade is an oasis for wildlife. People enjoy walking and cycling along the footpaths, and Leighton Buzzard Angling Club members fish in the eight-acre lake for carp, catfish and tench.

rightmove
ZOOPLA
OnTheMarket
PrimeLocation.com
and many more...

"I cannot recommend Quarters enough, thank you so much for all your hard work!"

MISS STORER

(sold through Quarters)

Eight reasons

PRESENTATION
We present every property to the highest standard, regardless of it's market value. Stunning photography, detailed floor plans and HD wide angle video tours truly get across the feel and layout of your property.

DEDICATED SALES PROGRESSORS
Once we have found you a buyer, our dedicated Sales Progressors will guide you through to completion and provide detailed updates of your sale.

A highlight of the community calendar has to be the Leighton-Linslade Carnival. It has been running for several decades with it's own royalty of carnival ambassadors. Quarters is proud to support this annual event as a major sponsor.

COVERAGE
No other agent offers more online coverage as we utilise all major property websites. In addition to this we are able to advertise your property through social media on Facebook, Instagram and X.

EXPERIENCED TEAM
We are an owner-run business with a professional and attentive team that has over 100 years of combined experience within the property industry and deep knowledge of the local area.

COMMUNICATION
We keep you informed from start to finish. You will receive comprehensive feedback on all viewings and fortnightly marketing reviews to monitor progress and achieve a quick sale at the best possible price.

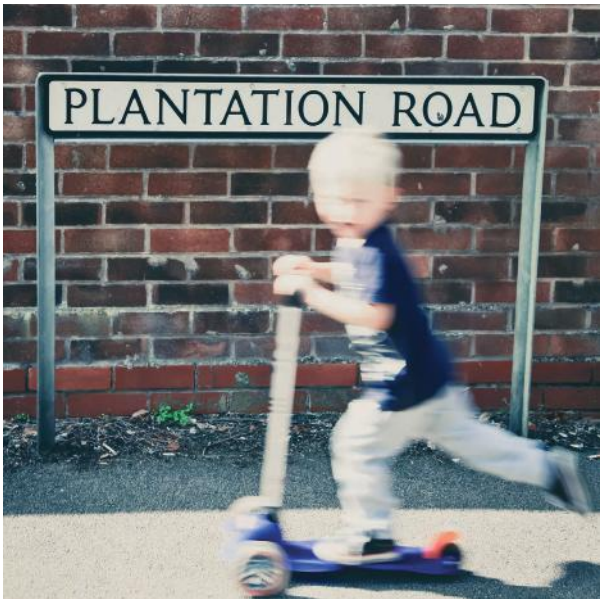
NO HIDDEN CHARGES
With our marketing package there are no hidden extra charges. Professional photos, detailed floor plans, HD video tours, drone photography and premium listings on Rightmove are all included free of charge. We work on a no sale, no fee basis.

The Leighton Buzzard War Memorial in Church Square stands a magnificent 25ft 4 inches tall and weighs more than 22 tons. When erected in 1920 it was (and possibly still is) the largest single block of granite ever quarried in the British Isles.

OPEN 7 DAYS A WEEK
We are on hand 7 days a week with a full team to provide 100% accompanied viewings. This means you will not miss out on viewing opportunities no matter how busy we are.

CONFIDENCE
Quarters Estate Agents is registered as a member of The Property Ombudsman Scheme which means we abide by strict codes of practice that protect you as a consumer.

Simply put, we do all we can to make selling your home **straightforward and successful for you.**



"I can honestly say I have never received such a friendly and professional service."

MRS REDDING

(Purchased, Let and Managed through Quarters)

At your service

The Greensand Trust's 'Sands of Time' project, supported by the Heritage Lottery Fund, celebrates the history of the Leighton Buzzard sand industry through the memories of people who have lived and worked in this area.

QUARTERS PRESTIGE HOMES

We understand that when it comes to property, each one is different and our service reflects this. Quarters Prestige Homes is a bespoke service designed to meet the needs of clients selling property to the specialist end of the market.

Our experienced team has a background in selling village and country homes. We also have affiliations with agencies in the surrounding villages that complement the marketing of our prestigious properties. This provides an unmatched breadth of expertise to attract the widest pool of potential buyers in the right price bracket who are looking for a home of distinction.

INDEPENDENT MORTGAGE ADVICE

We work with independent mortgage broker *One Stop Finance Ltd* to offer an expert and totally impartial mortgage advice service. This is available to all our clients, whether you are a first time buyer, looking to re-mortgage, moving home or are an experienced buy-to-let landlord.

In keeping with the Quarters approach, your own dedicated mortgage adviser will guide you through the process that's right for your circumstances and budget. They will even handle all the paperwork for you so there's no need to worry about a thing.

WATSONS LETTING AND PROPERTY MANAGEMENT

We offer a complete lettings and property management service and are happy to provide advice on all aspects of letting your property – just ask for a copy of our comprehensive information pack or visit www.watsonslb.co.uk.

Volunteer members of the Leighton Buzzard Narrow Gauge Railway Society (LBNGR) provide a unique and very popular steam hauled passenger service on a 70 minute round trip from the station in Pages Park, Billington Road. Some of the engines are the only working examples left in the country.

call us on
01525 853733

send us an email to
info@quarterslb.co.uk

visit our website at
www.quarterslb.co.uk

pop in to see us at
17-21 Ropa Court
Leighton Buzzard
Bedfordshire LU7 1DU

We are open 7 days a week

MON–FRI	9am – 6pm
SATURDAY	9am – 4pm
SUNDAY	11am – 3pm

The Property Ombudsman SALES

The Property Ombudsman LETTINGS

tsi APPROVED CODE TRADINGSTANDARDS.GOV.UK

glm GUILD OF LETTING & MANAGEMENT

SAFE AGENT

QUARTERS

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