



Langham House, Langam House West, Luton, Bedfordshire, LU1
2NA Price £145,000 Leasehold



This well connected two bedroom flat is located in the heart of Luton, Bedfordshire and is perfect for first-time buyers or buy to let investors.



Langam House West

Luton, LU1 2NA



- Two bedroom flat
- Allocated parking space
- Stones throw from Luton railway station
- Walking distance to Luton town centre
- Great first time buy or investment



The property boasts a spacious reception room, perfect for entertaining guests or relaxing after a long day. The two bedrooms are generously sized and offer plenty of natural light.

The flat is situated in a prime location, with easy access to local amenities such as shops, restaurants, and supermarkets. The property is also conveniently located near Luton Airport, making it an ideal choice for frequent travellers.

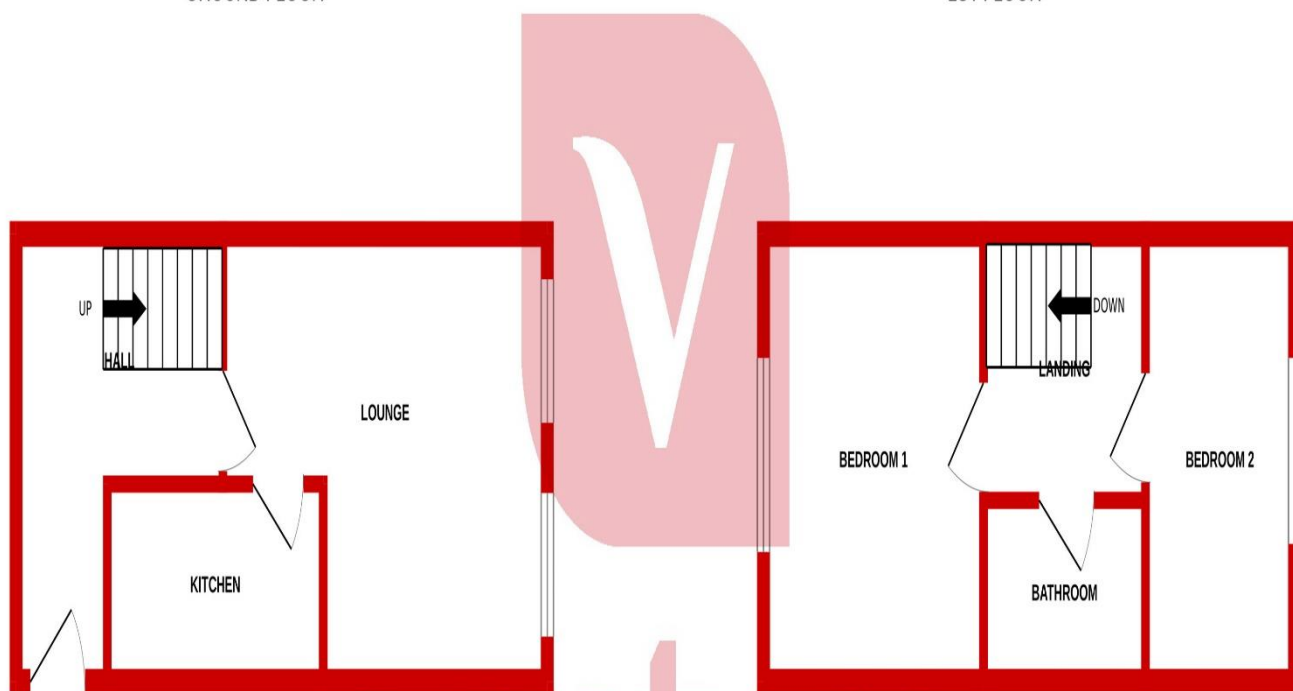
Luton is a vibrant town with plenty of things to see and do. The town centre is home to a variety of shops, restaurants, and cafes, perfect for a day out with friends or family. The town is also home to a number of parks and green spaces, including Wardown Park and Stockwood Park, which are perfect for a leisurely stroll or picnic.

For those interested in history, Luton has a number of museums and galleries, including the Wardown House Museum and Gallery and the Stockwood Discovery Centre. The town is also home to the Luton Hoo Estate, a stunning country house and estate that offers guided tours and events throughout the year.

Overall, this two bedroom flat in Luton is a fantastic opportunity for those looking for a comfortable and convenient home in a vibrant and exciting town.

GROUND FLOOR

1ST FLOOR



RESIDENTIAL

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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Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 Plus) A		
(81-91) B		
(69-80) C	74	81
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



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