



Beechwood Road, Luton, Bedfordshire, LU4 9SA

Price £175,000 Freehold



This 2 bedroom terrace property is located in the heart of Luton, Bedfordshire and is priced at £175,000. The property is in need of full modernisation, making it an ideal investment opportunity for cash buyers only looking to put their own stamp on a property.





# Beechwood Road

Luton, LU4 9SA



- Cash Buyers only
- 2 Bedroom Mid terrace
- 1/2 Reception rooms
- In need of full modernisation
- Front and Rear Gardens
- Garage to rear



The ground floor of the property comprises of a spacious reception room to the front of the property, which could be used as a lounge or dining room. To the rear of the property is a second reception room, which could be used as a second lounge or a study.

The first floor of the property comprises of two good-sized bedrooms and a family bathroom. The bedrooms are both spacious and offer plenty of natural light. The bathroom is in need of modernisation.

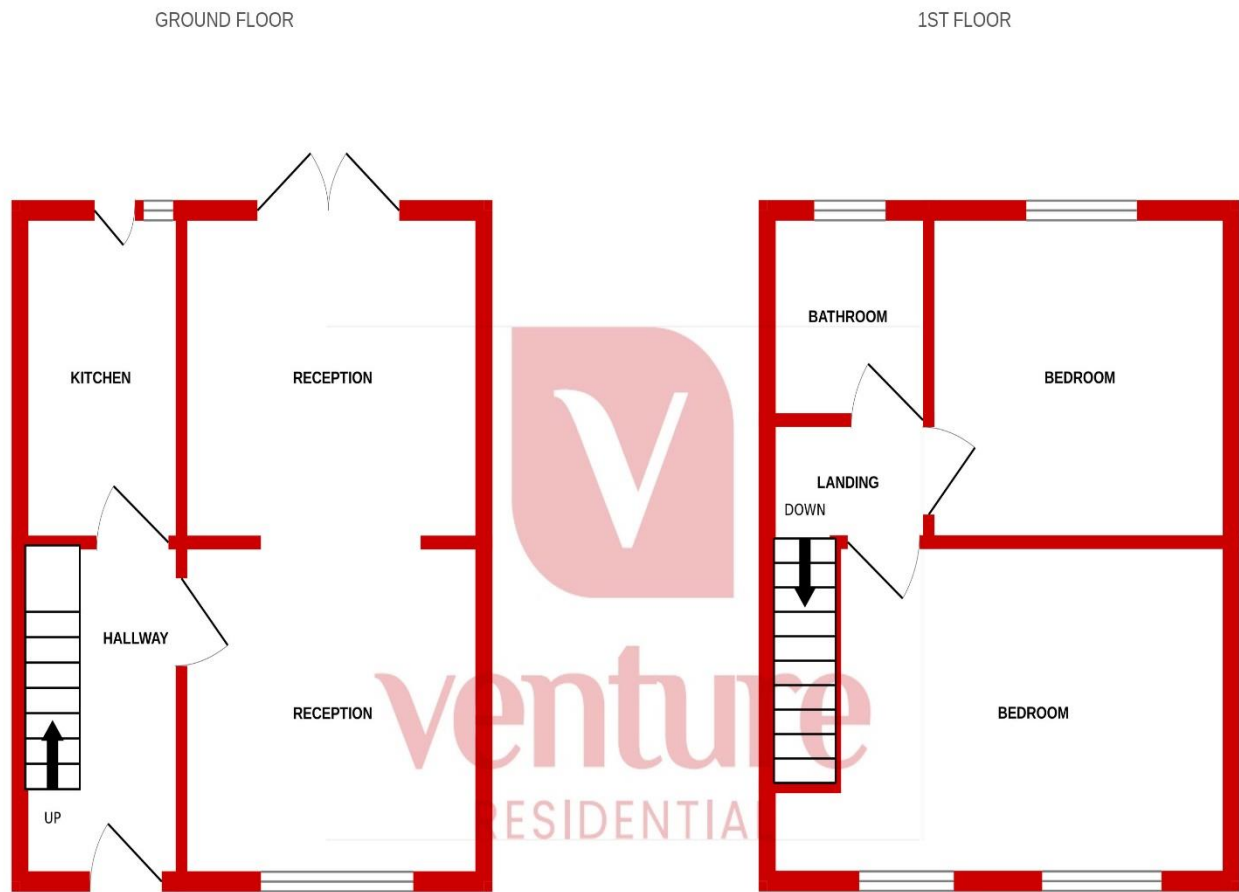
Externally, the property benefits from both front and rear gardens, providing ample outdoor space for entertaining and relaxation. To the rear of the property is a garage, providing secure off-street parking.

Luton is a vibrant town located in Bedfordshire, offering a range of amenities and attractions for residents and visitors alike. The town centre is home to a variety of shops, restaurants and cafes, as well as a bustling market. The town also boasts a number of parks and green spaces, including Wardown Park and Stockwood Park, which offer a range of outdoor activities and events throughout the year.

For those interested in history and culture, 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 a number of theatres and cinemas, offering a range of entertainment options for all ages.

Luton is well-connected to the rest of the UK, with excellent transport links to London and other major cities. The town is served by Luton Airport, which offers flights to a range of destinations across Europe and beyond.

Overall, this 2 bedroom terrace property in Luton offers an excellent investment opportunity for cash buyers looking to create their dream home in a vibrant and well-connected town. With a range of amenities and attractions on offer, Luton is the perfect place to call home.



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
Very energy efficient - lower running costs		
(92 Plus) <b>A</b>		<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>35</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	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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