



Connells

New Bedford Road
Luton



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Property Description

PUT YOUR OWN STAMP ON IT. The three bedroom semi detached home comes with an abundance of potential to make this your forever family home.

Benefits include a private driveway, garage, and spacious rear garden.

The abode comes with potential to extend to the side, rear and loft (STPP.)

Located on the favoured New Bedford Road and a stroll away from local shops including Riddy Lane Stores, Tayyab Foods and grocery store as well as an array of takeaways.

Local schools include; Icknield High School, William Austin Infant School and Cardinal Newman Catholic School and Science College.

Barnfield College is a stones throw from the property and Luton Sixth Form College is around 0.5 miles.

Leagrave railway station and Luton mainline railway station are both around 1.5 miles from the residence. There is also an array of bus's that run down New Bedford Road.

This is not one to miss, call now to book a viewing!

Entrance Porch

Double glazed frosted sliding door to front aspect. Double glazed frosted windows to both aspects. Tiled floor.

Entrance Hall

Two frosted windows and door to front aspect. Door to garage. Stairs leading to first floor. Under stairs storage cupboard. Radiator.

Lounge

15' 1" x 12' 5" (4.60m x 3.78m)
Double glazed bay window to front aspect. Radiator.

Dining Room

14' 7" x 11' 6" (4.45m x 3.51m)
Window and door to rear aspect. Radiator.

Kitchen

11' 5" x 8' 7" (3.48m x 2.62m)
Double glazed window to side aspect. Window to rear aspect. Fitted kitchen comprising a range of wall and base units with roll edge work surfaces over incorporating a stainless steel sink and drainer unit. Part tiled. Electric hob and electric oven. Space for a fridge. Plumbing for a washing machine. Radiator.

Conservatory

20' x 8' 7" (6.10m x 2.62m)
Double glazed door and window to rear aspect. Double glazed door and window to side aspect.

First Floor Landing

Double glazed frosted window to side aspect. Loft access.

Bedroom One

15' 1" x 11' 6" (4.60m x 3.51m)
Double glazed bay window to front aspect. Built in wardrobes. Radiator.

Bedroom Two

14' 7" x 10' 3" (4.45m x 3.12m)
Double glazed window to rear aspect. Built in wardrobes. Radiator.

Bedroom Three

11' 7" x 8' 2" (3.53m x 2.49m)
Double glazed window to rear aspect. Radiator. Boiler.

Bathroom

Double glazed frosted window to front aspect. Suite comprising bath with shower over, wash hand basin and low level wc. Part tiled. Radiator.

Front Garden

Block paved driveway. Lawn area with shrubs.

Rear Garden

Laid to lawn with a patio area. Shrubs and trees. Door to garage.

Garage

Single garage with up and over door. Power and light supply. Double glazed window and door to rear aspect.





To view this property please contact Connells on

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1A Riddy Lane
 LUTON LU3 2AD

EPC Rating: C

view this property online connells.co.uk/Property/LUN102771



Tenure: Freehold



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