



Connells

Ringwood Road
Luton



Property Description

This four bedroom detached family home is situated at the top of the praised Old Bedford Road in LU2.

Benefits include; Four double bedrooms, ensuite to master, two reception rooms, conservatory and converted garage.

There is also potential to extend! (STPP).

Briefly comprises hallway, cloakroom, lounge, kitchen, dining room and conservatory downstairs.

Upstairs are four bedrooms with ensuite to master and family bathroom located off the landing.

Externally the rear is block paved with lawn area. It holds a detached garage which has been converted to a living space with shower room.

The front offers parking for multiple vehicles.

Located off the beaten track this makes the ideal forever family home offering peaceful living while still being in close proximity of everyday essentials and amenities.

Local shops include Marks & Spencer's and Co-op. A little further there is a Sainsbury's supermarket and an array of amenities including doctors and dentists. There is also potential to extend!(Stpp)

Local schools include the popular Bushmead primary & nursery school, Icknield High School, and Cardinal Newman Catholic School.

Barnfield Collage and Luton Sixth Form are also within close reach.

Call now to view!

Entrance Hall

Double glazed frosted door and window to front aspect. Stairs leading to first floor. Under stairs storage cupboard. Radiator.

Cloakroom

Double glazed frosted window to side aspect. Suite comprising low level wc and wash hand basin. Radiator.

Lounge

16' 8" x 13' (5.08m x 3.96m)

Double glazed bay window to front aspect. Fire place. Radiator.

Kitchen

11' 9" x 8' 8" (3.58m x 2.64m)

Double glazed window to side aspect. Double glazed window and door to rear aspect. Fitted kitchen comprising a range of wall and base units with work surfaces over incorporating a sink and drainer unit. Part tiled. Space for a fridge/freezer. Plumbing for a washing machine and dishwasher.

Dining Room

12' 8" x 10' 9" (3.86m x 3.28m)

Double glazed sliding door to rear aspect. Radiator.

Conservatory

11' 1" x 10' 5" (3.38m x 3.17m)

Double glazed patio doors and window to side aspect. Double glazed windows to all sides. Tiled.

First Floor Landing

Double glazed window to side aspect. Airing cupboard housing hot water tank. Loft access.

Bedroom One

13' x 10' 5" (3.96m x 3.17m)

Double glazed window to front aspect. Built in wardrobes. Radiator.

En Suite

Suite comprising shower cubicle, wash

hand basin and low level wc. Heated towel rail. Tiled.

Bedroom Two

12' 2" x 10' 5" (3.71m x 3.17m)

Double glazed window to rear aspect.
Radiator.

Bedroom Three

9' 4" x 7' 1" (2.84m x 2.16m)

Double glazed window to rear aspect.
Radiator.

Bedroom Four

11' 2" max x 9' 2" max (3.40m max x 2.79m max)

Double glazed window to front aspect. Built in wardrobe and desk. Radiator.

Bathroom

Double glazed frosted window to side aspect.
Suite comprising bath with shower over, wash hand basin and low level wc. Heated towel rail. Tiled floor and walls.

Rear Garden

Laid to lawn with a patio area. Shrubs and trees. Shed. Gate to front access.

Annexe

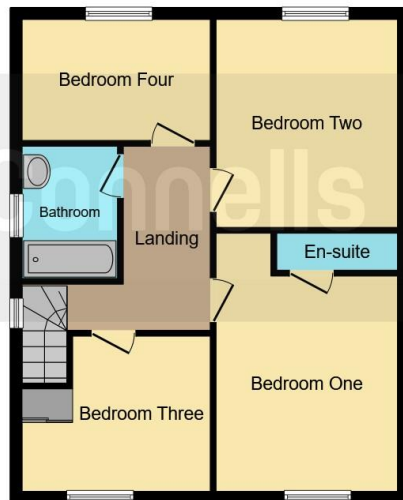
Double glazed window to front aspect.

En suite - Suite comprising shower cubicle, wash hand basin and low level wc. Fully tiled.

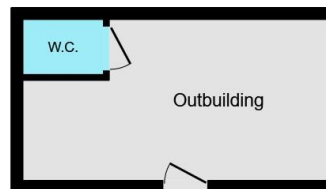




Ground Floor



First Floor



Outbuilding

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

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1A Riddy Lane
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EPC Rating: D Council Tax
 Band: E

view this property online connells.co.uk/Property/LUN103212

Tenure: Freehold



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Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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