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Property Description

Located off the beaten track is this three bedroom corner plot detached home, it makes the ideal purchase for a growing family. With good size rooms, two driveways, garage and potential to extend (stpp) this isn't one to miss!

Briefly comprises hallway, cloakroom, lounge open plan into diner, kitchen and lean to downstairs.

Upstairs are three bedrooms and family bathroom located off the landing.

The front holds a blocked paved drive and a lawn area with shrubs and tress.

The rear is laid mostly to lawn with shrubs and tress. There is a gate which leads to a second drive with garage.

Local schools include; Cardinal Newman Catholic School And Specialist Science College, Bramingham Primary School and Warden Hill Infant School & Junior schools.

South Beds Golf Club, located in the hills was ranked fourth in the country's top 100 golf courses. The 18-hole course provides stunning backdrops. Enjoy a morning round followed by a cold drink afterwards in the Clubhouse before a short stroll home.

Leagrave station is around 2 miles from the residence and Luton mainline station is around 3 miles.

There are also an array of bus's in all directions on the A6.

Call now to view!



Entrance Hall

Double glazed frosted window and door to front aspect. Double glazed frosted window to side aspect. Stairs leading to first floor. Radiator.

Cloakroom

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

Lounge

15' x 13' (4.57m x 3.96m)
Double glazed window to side aspect. Electric fire place. Under stairs storage cupboard. Radiator. Opening into :-

Dining Room

11' x 10' (3.35m x 3.05m)
Double glazed sliding door to rear aspect. Radiator.

Kitchen

11' x 9' max (3.35m x 2.74m max)
Double glazed window and door to rear aspect. Double glazed window to side aspect. Fitted kitchen comprising a range of wall and base units with work surfaces over incorporating a sink and drainer unit. Part tiled. Breakfast area. Plumbing for a washing machine and dishwasher. Gas cooker.

Lean To

6' x 6' (1.83m x 1.83m)
Double glazed windows to left, right and rear aspects. Double glazed door to side aspect.

First Floor Landing

Double glazed window to side aspect. Boarded loft.

Bedroom One

12' x 9' (3.66m x 2.74m)
Double glazed window to front aspect. Built in wardrobes. Airing cupboard housing hot water tank Radiator.

Bedroom Two

10' x 9' (3.05m x 2.74m)
Double glazed window to front aspect. Built in wardrobes. Radiator.

Bedroom Three

9' x 7' 6" (2.74m x 2.29m)
Double glazed window to side aspect. Radiator.

Bathroom

Two double glazed frosted windows to rear aspect. Suite comprising bath, wash hand basin and low level wc. Radiator. Extractor fan.

Rear Garden

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

Garage

Up and over door. Driveway in front of garage for two vehicles.





To view this property please contact Connells on

T 01582 592332
E lutonnorth@connells.co.uk

1A Riddy Lane
 LUTON LU3 2AD

EPC Rating: D Council Tax
 Band: D

view this property online connells.co.uk/Property/LUN103435

Tenure: Freehold



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