



26 Ditchling Close, Luton, LU2 8JR
£250,000



- PR Property sales
- Garage in Block
- Great sized main bedroom
- Rent potential £1250pcm

- Located in quiet close
- Close to shops and other amenities
- Living room overlooking garden

- 2 Bedrooms
- Great Garden
- Sought after area

**** EXCLUSIVE TO PR PROPERTY SALES **** A 2 BEDROOM HOME LOCATED IN QUIET CLOSE ** This lovely 2 bedroom terraced home is located at the bottom of a quiet close, inside the property offers impressive accommodation including entrance hall, kitchen, living room, 2 bedrooms and bathroom. Outside you have a generous rear garden, and small front garden. The property has the added benefit of a garage located in a block just over the Close.

GROUND FLOOR

ENTRANCE HALL

KITCHEN 7'10" X 5'11" (2.39M X 1.80M)

LIVING ROOM 14'4" X 11'11" (4.37M X 3.63M)

FIRST FLOOR

LANDING

BEDROOM 1 8'10" X 11'9" (2.69M X 3.57M)

BEDROOM 2 11'10" X 5'10" (3.61M X 1.78M)

BATHROOM

OUTSIDE

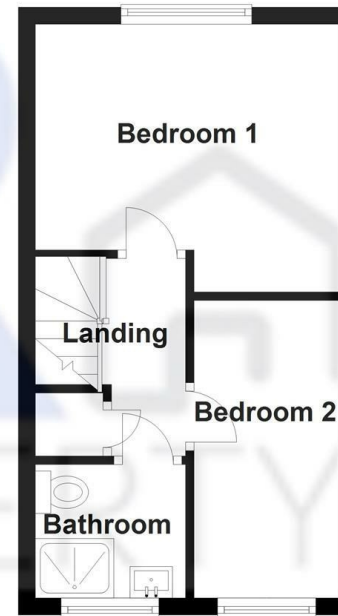
FRONT & REAR GARDENS

GARAGE LOCATED IN BLOCK

Ground Floor
Approx. 24.6 sq. metres (264.5 sq. feet)



First Floor
Approx. 24.5 sq. metres (263.2 sq. feet)



Total area: approx. 49.0 sq. metres (527.7 sq. feet)

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