

21 Temple Close, Luton, Bedfordshire, LU2 7XZ  
£1,550 PCM



- EXCLUSIVE TO PR PROPERTY LETTINGS
- Open Plan Living Space
- MUST BE VIEWED

- Located in Bushmead
- Large Rear Garden
- GREAT MODERN CONDITION THROUGHOUT

- Parking and Garage Included
- AVAILABLE SEPTEMBER 2024

\*\*\*EXCLUSIVE TO PR PROPERTY LETTINGS \*\*\* SPACIOUS THREE BEDROOM HOUSE \*\*\* GREAT MODERN CONDITION THROUGHOUT \*\*\* PARKING AND GARAGE INCLUDED \*\*\* Located in a quiet close in Bushmead \*\*\* Open Plan Living Space \*\*\* Large Private Rear Garden \*\*\* AVAILABLE SEPTEMBER 2024 \*\*\* MUST BE VIEWED \*\*\*

**ENTRANCE HALL 5'10 X 3'03 (1.78M X 0.99M)**

Door leading to W/C and living room

**DOWNSTAIRS W/C 5'10 X 2'08 (1.78M X 0.81M)**

Basin and W/C

**LIVING ROOM 15'01 X 13'01 (4.60M X 3.99M)**

Double glazed window to front

**KITCHEN / DINER 15'01 X 10'04 (4.60M X 3.15M)**

Fitted kitchen including wall and base mounted units, double glazed window and patio door to garden

**LANDING 9'00 X 6'05 (2.74M X 1.96M)**

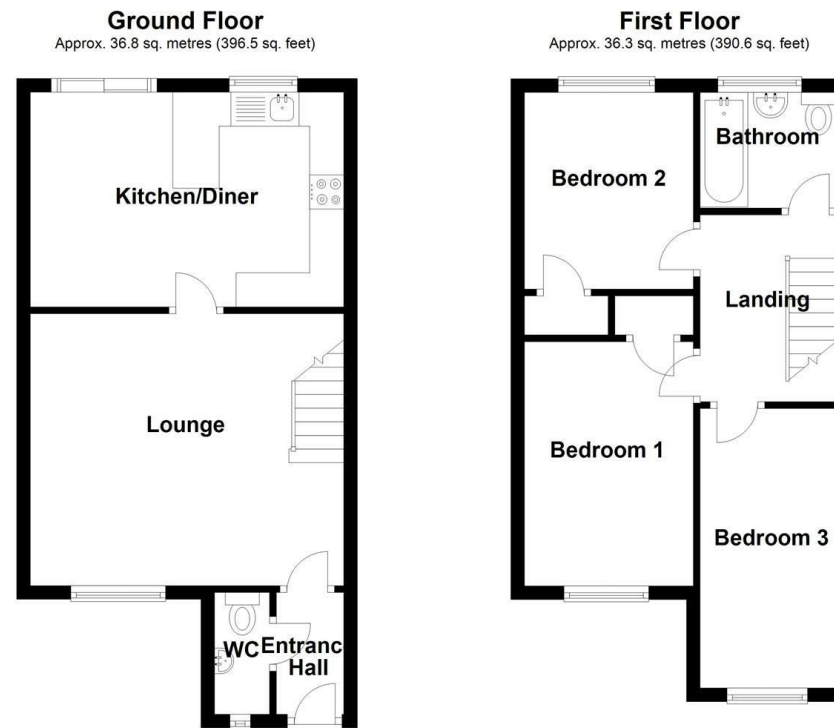
**BEDROOM ONE 11'09 X 8'06 (3.58M X 2.59M)**

**BEDROOM TWO 9'06 X 8'02 (2.90M X 2.49M)**

**BEDROOM THREE 13'04 X 6'04 (4.06M X 1.93M)**

**BATHROOM 6'08 X 5'07 (2.03M X 1.70M)**

Fitted bathroom including bath, shower, basin and W/C



Total area: approx. 73.1 sq. metres (787.1 sq. feet)

| Energy Efficiency Rating                    |   | Current                 | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs |   |                         |           |
| (92 plus)                                   | A |                         | 83        |
| (81-91)                                     | B |                         |           |
| (69-80)                                     | C |                         |           |
| (55-68)                                     | D | 64                      |           |
| (39-54)                                     | E |                         |           |
| (21-38)                                     | F |                         |           |
| (1-20)                                      | G |                         |           |
| Not energy efficient - higher running costs |   |                         |           |
| England & Wales                             |   | EU Directive 2002/91/EC |           |