



35 Alfriston Close, Luton, LU2 8QZ
£1,475 PCM

- PR Property
- Modern décor
- Ready to move in

- Available now
- Suitable for families or professionals
- 3 Bedrooms

- Refurbished throughout
- Convenient access to local amenities
- Must be viewed

PR Property are please to offer to let this refurbished three-bedroom home available immediately to let. This thoughtfully updated property offers a comfortable living space with fresh décor throughout, creating a welcoming atmosphere. Ideal for families or professionals, it features well-proportioned bedrooms and a modernised interior ready to move straight into. Located in a residential area, the home benefits from nearby local amenities and transport links, enhancing convenience. Whether you're relaxing in the living spaces or making use of the practical rooms, this property balances style and functionality effortlessly.

ENTRANCE HALL

LIVING ROOM 9'11" X 14'6" (3.02M X 4.42M)

KITCHEN 6'6" X 8'5" (1.98M X 2.57M)

BATHROOM 5'3" X 8'5" (1.61M X 2.57M)

BEDROOM 1 9'4" X 11'4" (2.84M X 3.46M)

BEDROOM 2 12'11" X 7'7" (3.94M X 2.30M)

BEDROOM 3 10'1" X 6'8" (3.07M X 2.02M)



Total area: approx. 60.5 sq. metres (651.4 sq. feet)

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		