



4 Bedrooms



2 Bath/Shower Room + WC



3 Reception Rooms



Double Garage



Landscaped Garden



EPC Band TBC

Council Tax

Band G: £4,680.18 (2025/26)

Local Authority

Central Bedfordshire Council



Holywell Road, Studham, Dunstable, LU6  
Guide Price £775,000



## Holywell Road, Studham, Dunstable

Spacious four bedroom detached family home, beautifully presented throughout, and set in a peaceful and sought after location with double garage, off street parking and private garden.

- 🏡 Spacious four bedroom detached home
- 🏡 Located in the sought after Holywell area of Studham
- 🏡 Three reception rooms
- 🏡 Modern fitted kitchen
- 🏡 Principal bedroom with dressing room and ensuite
- 🏡 Refitted family bathroom
- 🏡 Double garage and driveway

### Description

This wonderful family home has been lovingly improved by the current owners and offers light and spacious accommodation and attractive landscaped gardens.

The property is approached via a large driveway providing off street parking for several vehicles which gives access to a double garage with electric doors. Steps lead down to the front door. The entrance hall leads through to a large living room with log burner and windows overlooking the front garden. To the rear of the house is a stylish modern kitchen and dining area with French doors opening out to the garden. The kitchen is fitted with an excellent range of units with granite worktops, an eye level electric double oven, induction hob and breakfast bar. There is a useful utility room just off. A further reception room/study is accessed from the dining room. A cloakroom completes the downstairs accommodation. Upstairs there are four good size bedrooms and a refitted family bathroom. The principal bedroom suite has lovely views over countryside and includes a stunning en-suite shower room and dressing room.

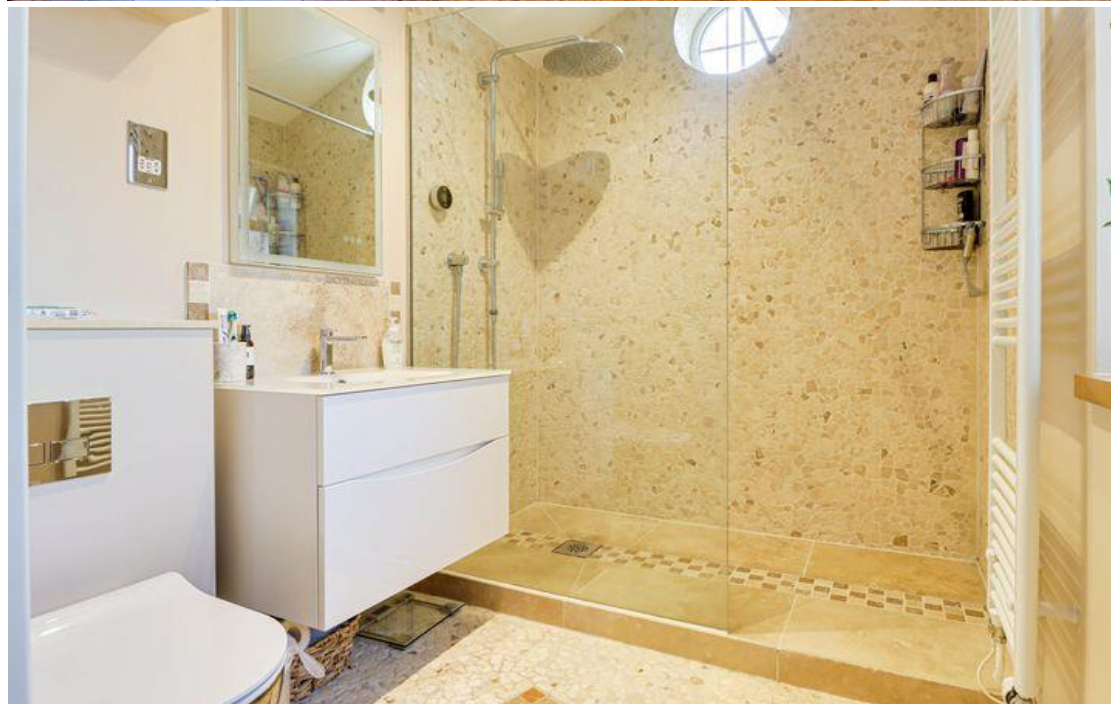
Outside the rear garden is very private and has been attractively landscaped with a large patio terrace with covered BBQ area to one side and timber storage shed, with the remainder of the garden laid to lawn.

### Location

This property is located in the desirable road of Holywell, Studham, an area of outstanding natural beauty. Well placed for the M1 and M25 motorways and Luton airport, while remaining a rural location convenient for the towns of Harpenden and Berkhamstead, which have efficient rail links to London.



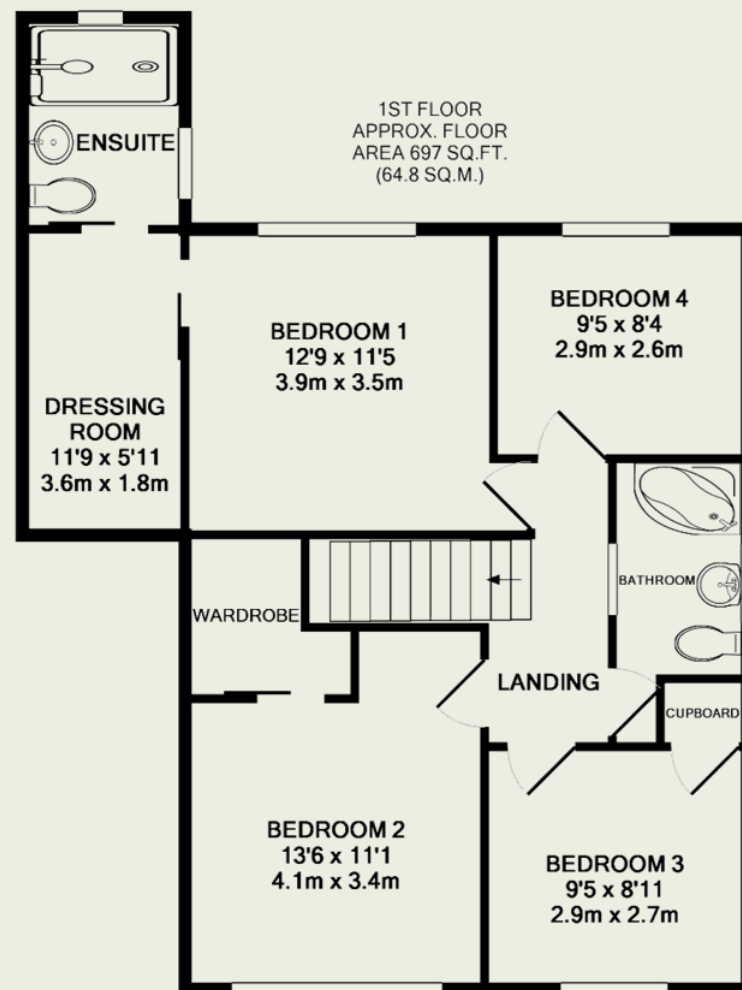
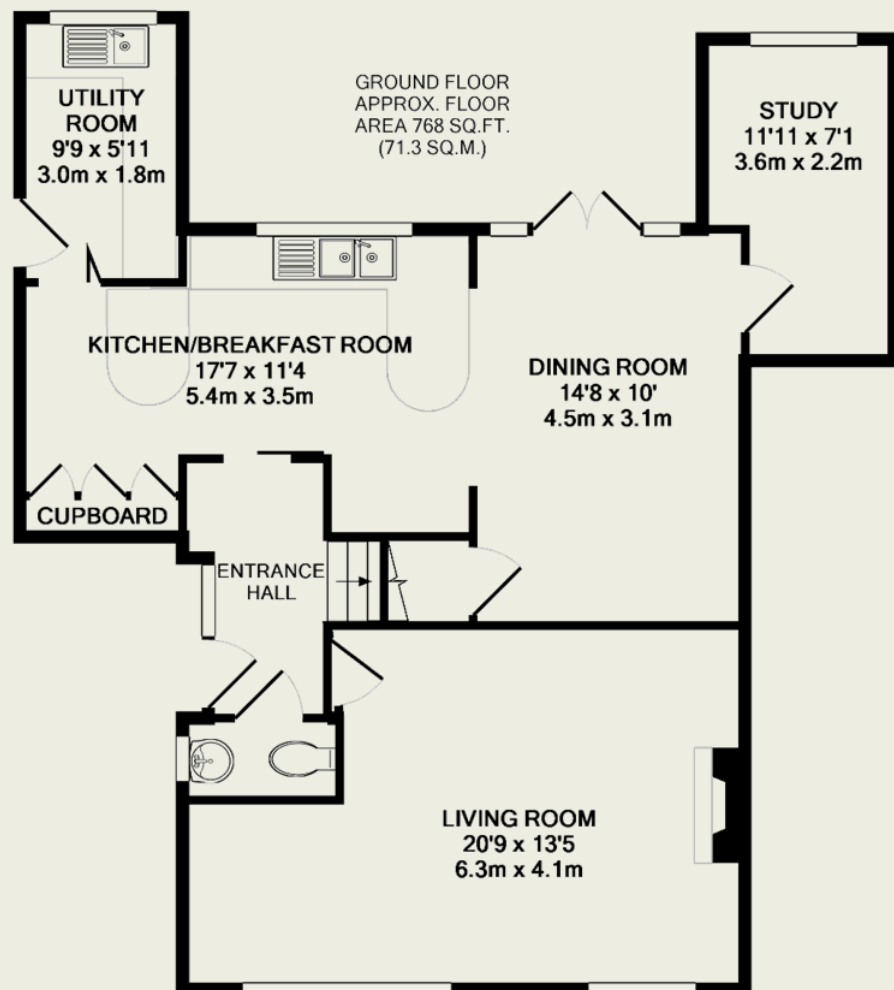




**Important Information**

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TOTAL APPROX. FLOOR AREA 1465 SQ.FT. (136.1 SQ.M.)

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