



## 15 Ramridge Road, Luton, Beds, LU2 0TQ

Nova Estate Agents are delighted to offer this beautifully presented three bedroom home on the ever popular Ramridge Road, available immediately on an unfurnished long term basis. The property is in immaculate condition throughout and features two spacious reception rooms, a modern fitted kitchen, three well proportioned bedrooms including a master with en-suite and a contemporary family bathroom. Further benefits include gas central heating, double glazing and a well maintained courtyard garden. Ideally located close to local amenities such as shops, schools and parks. The property is also just a short distance from the train station, offering excellent transport links, an ideal home for families or professionals alike. Available now on an unfurnished basis, call Nova Estate Agents now to arrange a viewing.

£1,550 Per month

- Nova Estate Agents
- Press Play Button For 360° Interactive Walkaround Tour
- Available Now
- Unfurnished
- 3 Double Bedrooms & 2 Reception Rooms
- Ensuite to Master Bedroom
- Parking To Front
- Immaculate Condition
- Close to Local Amenities Including Schools, Shops and the Train Station
- Brand New Modern Kitchen

Approx Gross Internal Area  
87 sq m / 935 sq ft



Ground Floor  
Approx 52 sq m / 563 sq ft

First Floor  
Approx 35 sq m / 372 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            | <b>87</b> |
| (69-80) <b>C</b>                            | <b>74</b>                  |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |