



Connells

Abbey Walk
Houghton Regis Dunstable

Abbey Walk Houghton Regis Dunstable LU5 5PP

for sale guide price
£300,000



Property Description

THREE BEDROOM SEMI-DETACHED
GARAGE AND ALLOCATED PARKING TO THE REAR ***EXCELLENT A5/M1 COMMUTER ACCESS***

Connells are pleased to present this spacious three bedroom property situated in a quite area of Houghton Regis.

The properties accommodation comprises; entrance hall, kitchen, diner, lounge with door leading to rear garden. Upstairs features three goodsize bedrooms and family bathroom. Outside the property benefits from front and rear gardens with garage and parking to the rear.

Call now to arrange your viewing....

Entrance Hall

Door to front aspect

Lounge

18' 1" x 11' 6" (5.51m x 3.51m)

Window to rear aspect, radiator, carpet flooring

Dining Room

8' 11" x 9' 1" (2.72m x 2.77m)

Window to front aspect, radiator, carpet flooring

Kitchen

8' 10" x 8' 10" (2.69m x 2.69m)

Fitted kitchen, wall and base units, double glazed window to front aspect, work surfaces, one bowl sink / drainer, cooker hood, integrated oven and hob, space for fridge and freezer, space for washing machine.

Bedroom One

12' 6" x 11' 5" (3.81m x 3.48m)

Window to front aspect, radiator, carpet flooring

Bedroom Two

8' 10" x 11' 7" (2.69m x 3.53m)

Window to rear aspect, radiator, carpet flooring

Bedroom Three

8' 6" x 8' 5" (2.59m x 2.57m)

Window to front aspect, radiator, carpet flooring

Outside

Front Garden

Patio, laid to lawn

Rear Garden

laid to lawn, patio, rear access leading to garage and off road parking









EPC Rating: D

Tenure: Freehold

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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