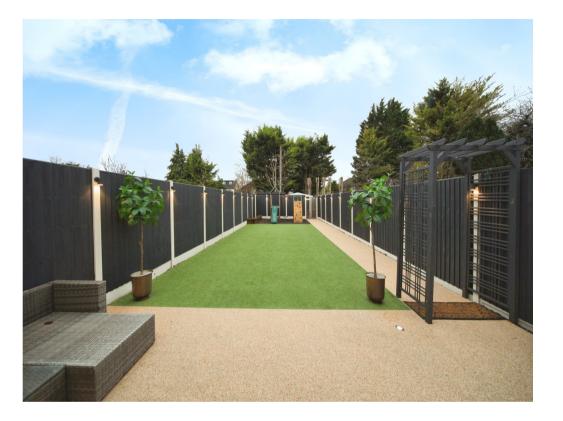


### Douglas Crescent Houghton Regis Dunstable

## Connells

### Douglas Crescent Houghton Regis Dunstable LU5 5AS

# for sale offers in excess of £450,000



#### **Property Description**

\* \* HEAVILY EXTENDED\* \*OFF ROAD PARKING\* \*NO UPPER CHAIN\* \*IMMACULATE CONDITION THROUGHOUT\*

A fantastic opportunity to own this chain free four bedroom semi-detached home situated in the sought after and much desired location of Houghton Regis!

Accommodation comprises; entrance hall lounge, open plan kitchen / dining area with by-fold doors leading to rear garden. Upstairs comprises: four goodsize bedrooms with ensuite to master and family bathroom. Outside the property benefits from goodsize rear garden and off road parking to the front.

Additionally, the home is ideally situated within short walking distance to local amenities, nearby schools and only a short drive to convenient A5 and M1 links.

Call Connells to arrange your viewing!

#### Entrance Hall

Door to front aspect

#### Lounge

24' 5" x 14' 5" ( 7.44m x 4.39m ) Window to front aspect, wooden flooring,

#### radiator

#### Kitchen

24' 1" x 13' 5" (7.34m x 4.09m)

Fitted kitchen, wall and base units, bi-fold doors leading to rear garden work surfaces, breakfast bar / island, one bowl sink / drainer, cooker hood, integrated oven and hob, space for fridge freezer and dishwasher.

#### Landing

#### **Bedroom One**

13' 10" x 17' 10" ( 4.22m x 5.44m ) Window to rear aspect, carpet flooring

#### En Suite

Walk in shower, w/c, vanity unit

#### **Bedroom Two**

12' x 8' ( 3.66m x 2.44m ) Window to front aspect, radiator, carpet flooring

#### **Bedroom Three**

10' 3" x 8' 2" (  $3.12m\ x\ 2.49m$  ) Window to front aspect, radiator, carpet flooring

#### **Bedroom Four**

8' 6" x 5' 9" ( 2.59m x 1.75m ) Window to rear aspect, carpet flooring





#### Bathroom

Window to rear aspect, Bath with taps, shower, WC, radiator.

Outside

Front Garden

Patio

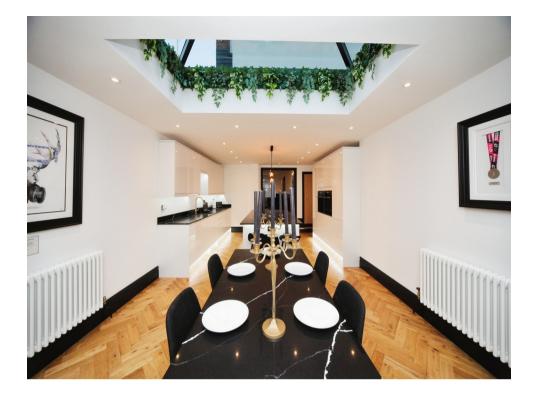
**Rear Garden** 

Artificial lawn, resin patio

















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This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property please contact Connells on

#### T 01582 661 265 E dunstable@connells.co.uk

19 High Street North DUNSTABLE LU6 1HX

**EPC Rating: C** 

Tenure: Freehold





view this property online connells.co.uk/Property/DUN311431

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