



Connells

Parkside Flats High Street South
Dunstable

Parkside Flats High Street South Dunstable LU6 3SE

for sale offers in excess of
£190,000



Property Description

TWO DOUBLE BEDROOMS *LIFT ACCESS* *NO UPPER CHAIN* *GATED PARKING* *OVERLOOKING PRIORY GARDENS*

Connells are pleased to present this chain free two bedroom apartment for sale, situated in the desirable town centre location.

The properties accommodation comprises; entrance hall, open plan lounge/diner, kitchen with integrated electric hob and oven, two double bedrooms and family bathroom. The properties access benefits from lift access from the communal hallway and coded access to the block. Outside the property benefits from gated parking and communal garden space with a brick built BBQ area.

With the property being situated in the desirable town centre location, it benefits from excellent A5/M1 commuter links and easy access to the Luton/Dunstable guided busway. All of this whilst still offering wonderful views over priory gardens. Fully refurbished throughout and chain free the property is ideal for any First Time Buyers.

Don't miss out on the opportunity to view and call Connells today!

Entrance Hall

Door to front aspect

Lounge

11' 5" x 14' 5" (3.48m x 4.39m)
window to front aspect

Kitchen

14' 7" x 9' 5" (4.45m x 2.87m)
Fitted kitchen, wall and base units, double glazed window to front aspect, work surfaces, one and half bowl sink / drainer, cooker hood, integrated oven and hob, space for fridge and freezer, space for washing machine.

Bedroom One

13' 9" x 6' 11" (4.19m x 2.11m)
window to front aspect, radiator, carpet flooring

Bedroom Two

13' 9" x 9' 5" (4.19m x 2.87m)
window to front aspect, radiator, carpet flooring

Wet Room

wash hand basin, w/c.

Outside

Allocated parking









EPC Rating: C Council Tax
Band: B

Service Charge:
1980.00

Ground Rent:
10.00

Tenure: Leasehold

view this property online connells.co.uk/Property/DUN311668

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: DUN311668 - 0004