



Connells

Studley Road
Luton



Property Description

CHAIN FREE

This Ground Floor studio Maisonette Located Off Biscot Road Benefits from An Entrance Hall, Lounge/ Bedroom, Bathroom And Communal Parking To The Rear.

Viewings Advised!!

Lounge

10' 1" x 9' 8" (3.07m x 2.95m)

Double glazed window to rear. Radiators. TV point

Kitchen

10' x 8' (3.05m x 2.44m)

Fitted with wall and base units. Sink drainer. Work surfaces. Boiler. Electric oven & hob. Plumbing and space for appliances. Double glazed door and window to side.

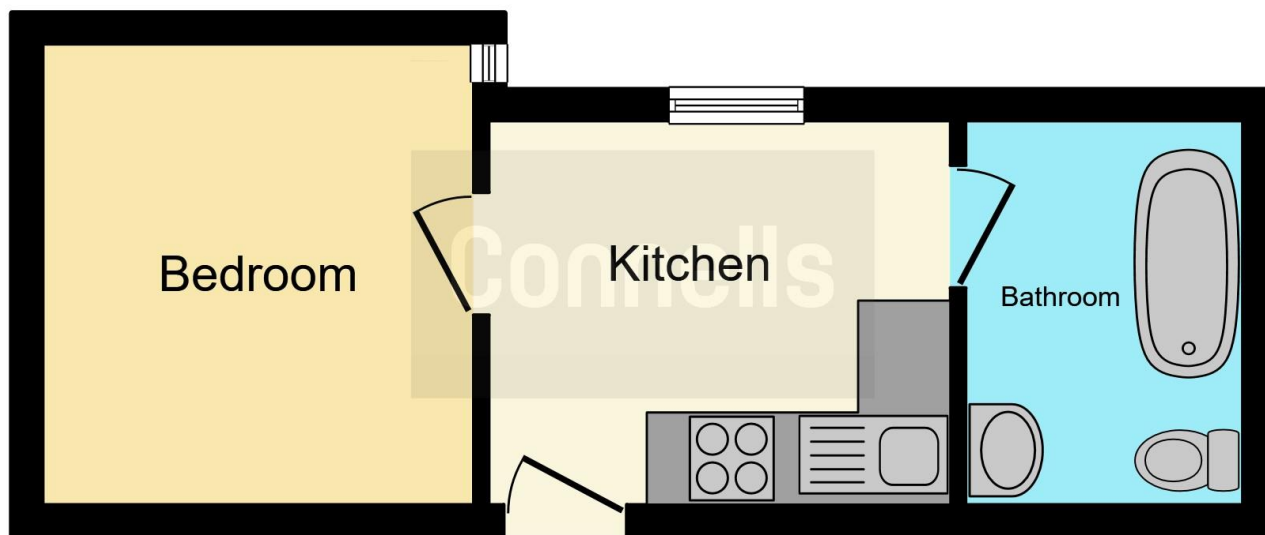
Bathroom

Fitted with low level wc. Wash hand basin. Bath with mixer taps and shower attachment. Radiator. Partly tiled

Parking

Communal parking to the rear





This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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 LUTON LU1 2AT

EPC Rating: E

view this property online connells.co.uk/Property/LUT315489

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.



Tenure: Leasehold



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.

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