

for sale

£425,000



Alexandra Avenue Luton LU3 1HE

This Three Bedroom Side Extended Semi Detached Property Situated In The Denbigh High School Catchment Area. This Family Home Benefits From a Lounge/ Dining Room, Kitchen/Diner, Shower Room , Three Good Size Bedrooms, Family Bathroom, Off Road Parking and a Garage.

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Entrance Hall

Double glazed door to front. Alarm system. Storage. Stairs rising to first floor. Access to living area. Access to kitchen

Open Plan Lounge/ Diner

26' 6" x 12' (8.08m x 3.66m)

Lounge: Double glazed bay window to front. Feature fireplace. Radiator.

Dining Room: Double glazed window to rear. Radiator. Access to rear garden.

Kitchen

20' x 10' 4" (6.10m x 3.15m)

Fitted with wall and base units. Radiator. Stainless steel sink drainer with mixer taps. Work surfaces. Breakfast Island. Electric oven. Gas hob. Cooker hood. Partly tiled. Double glazed windows to rear. Access to utility room.

Utility Room / Extension

19' 6" x 7' 6" (5.94m x 2.29m)

Plumbing and space for appliances. Access to front and rear garden. Door to Shower/ Cloakroom.

Shower / Cloakroom

Fitted with a low level wc. Wash hand basin. Shower cubicle. Radiator. Double glazed window to front.

Landing

Access to all rooms. Loft hatch

Bedroom One

13' 3" x 12' (4.04m x 3.66m)

Double glazed bay window to front. Built in wardrobes. Radiator.

Bedroom Two

12' 2" x 12' (3.71m x 3.66m)

Double glazed window to rear. Built in wardrobes. Radiator.

Bedroom Three

8' 9" x 10' 1" (2.67m x 3.07m)

Double glazed window to rear. Built in wardrobes. Radiator. Boiler.

Bathroom

Fitted with Low level wc. Wash hand basin. Bath with mixer taps.



Separate shower system. Radiator. Fully tiled.

Outside

Front Garden

Brick paved Driveway providing off street parking. Gated access to rear.

Rear Garden

Enclosed by panelled fencing. Flower & Shrub border. Paved patio area. Fish pond. Brick built shed.

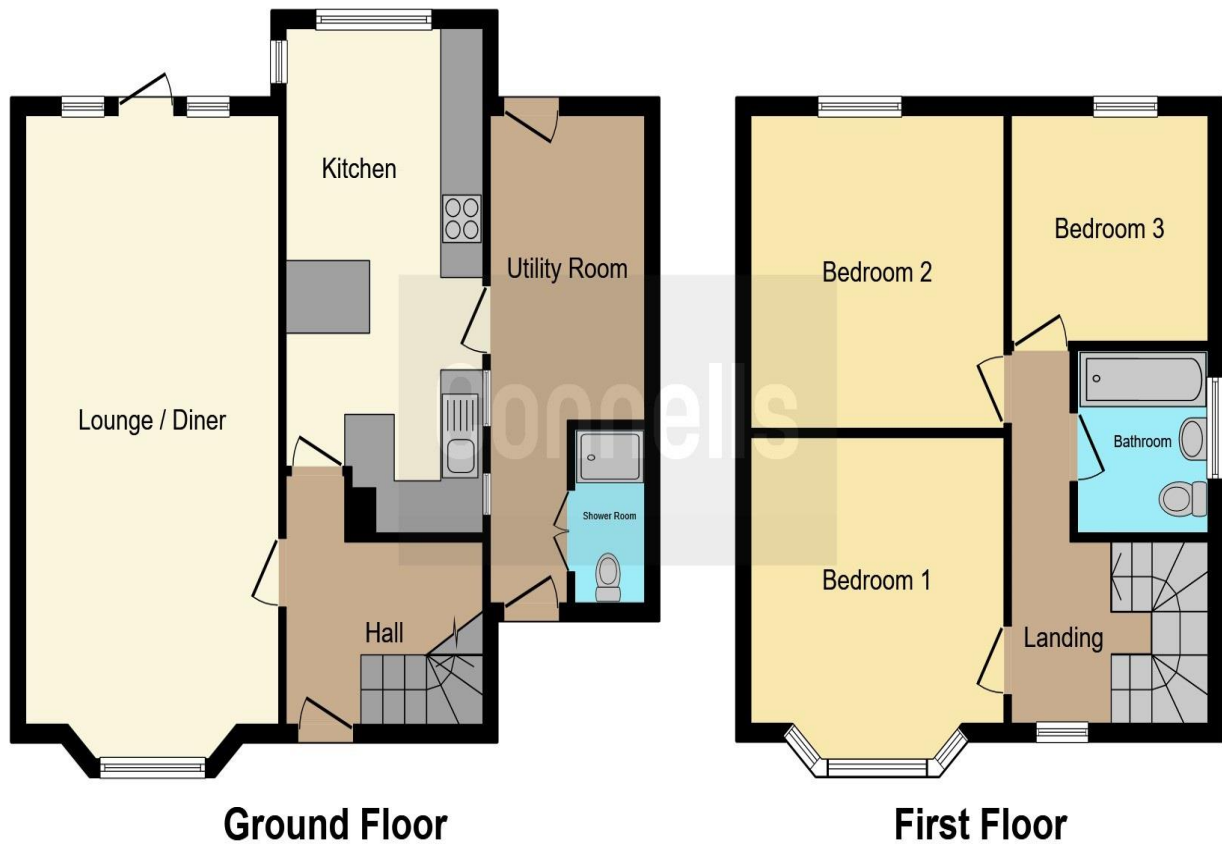
Garage

17' 9" x 10' 1" (5.41m x 3.07m)

Off street parking accessed via up and over door. Power & lighting.







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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Property Ref: LUT315601 - 0008

Tenure: Freehold

EPC Rating: D

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