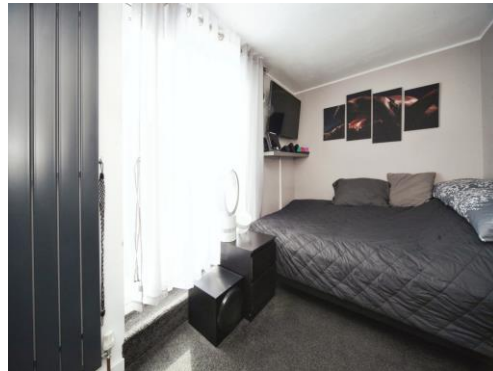




Connells

85a Farley Hill
Luton



Property Description

This Three / Four Bedroom Detached House Is A Must See!! This Property is Located On The Farley Hill Road With Great Transport Links to M1 Junction 10 and Mainline Train Station. This Is a Perfect Home With A Growing Family And Has Been Done To A Very Good Standard Throughout.

Entrance Hall

Lounge

13' 9" x 19' 4" (4.19m x 5.89m)
Double glazed door to front. Double glazed window to front & side. TV & Telephone point. Spot lights. Radiator. Electric fireplace.

Reception Room

12' 7" x 16' 2" (3.84m x 4.93m)
Double glazed patio doors to rear garden. Radiator. TV point.

Kitchen

13' 9" x 10' 8" (4.19m x 3.25m)
Fitted with wall and base units. Sink drainer. Work surfaces. Plumbing and space for appliances. Boiler. Range Cooker. Door to rear. Double glazed window to side.

Landing

Airing cupboard. Loft hatch. Fully boarded.

Bedroom One

14' 9" x 9' 5" (4.50m x 2.87m)
Double glazed window to front. Radiator. Door to en suite.

En Suite

Fitted with low level wc. Vanity unit. Shower cubicle. Extractor fan. Fully tiled.

Bedroom Two

12' 4" x 6' 9" (3.76m x 2.06m)
Double glazed window to front. Radiator. Built in storage cupboard. Double glazed doors to

rear balcony.

Bedroom Three

9' 8" x 9' 7" (2.95m x 2.92m)
Double glazed window to front. Radiator.

Bathroom

Fitted with low level wc. Vanity unit. Jacuzzi bath. Shower. Radiator. Tumble Dryer. Fully tiled.

Outside

Rear Garden

Laid to lawn. Paved patio area. Brick built shed.

Outbuilding

15' 7" x 12' 6" (4.75m x 3.81m)
Electric up and over door. Power & lighting.





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

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EPC Rating: D

view this property online connells.co.uk/Property/LUT315912



Tenure: Freehold



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