



Connells

Wilsden Avenue
Luton



Property Description

This Very Well Presented Three Bedroom Mid Terrace Property Situated in the Popular Farley Hill Area of Luton. This Family Home Benefits From a Lounge/Diner, Kitchen, Upstairs Bathroom and a Rear Garden and is Situated Close to the Town Centre with good Transport Links to the M1 Junction 10.

Entrance Hall

Double glazed window & door to front. Radiator.

Open Plan Lounge / Diner

23' x 12' 9" (7.01m x 3.89m)

Lounge:

Double glazed bay window to front. Tv point. Radiator.

Dining Room:

Double glazed patio doors into garden

Kitchen

9' 5" x 7' 8" (2.87m x 2.34m)

Fitted with wall and base units. Stainless steel sink drainer. Work surfaces. Electric oven. Gas hob. Cooker hood. Plumbing and space for appliances. Boiler. Partly tiled. Under stairs storage. Double glazed window to rear. Double glazed door to rear garden.

Landing

Loft hatch. Radiator.

Bedroom One

13' x 11' 9" (3.96m x 3.58m)

Double glazed bay window to front. Radiator.

Bedroom Two

11' 7" x 9' 8" (3.53m x 2.95m)

Double glazed window to rear. Radiator.

Bedroom Three

11' 5" x 7' 1" (3.48m x 2.16m)

Double glazed window to front. Radiator.

Shower Room

Fitted with low level wc. Wash hand basin. Shower. Fully tiled. Double glazed window to rear.

Outside

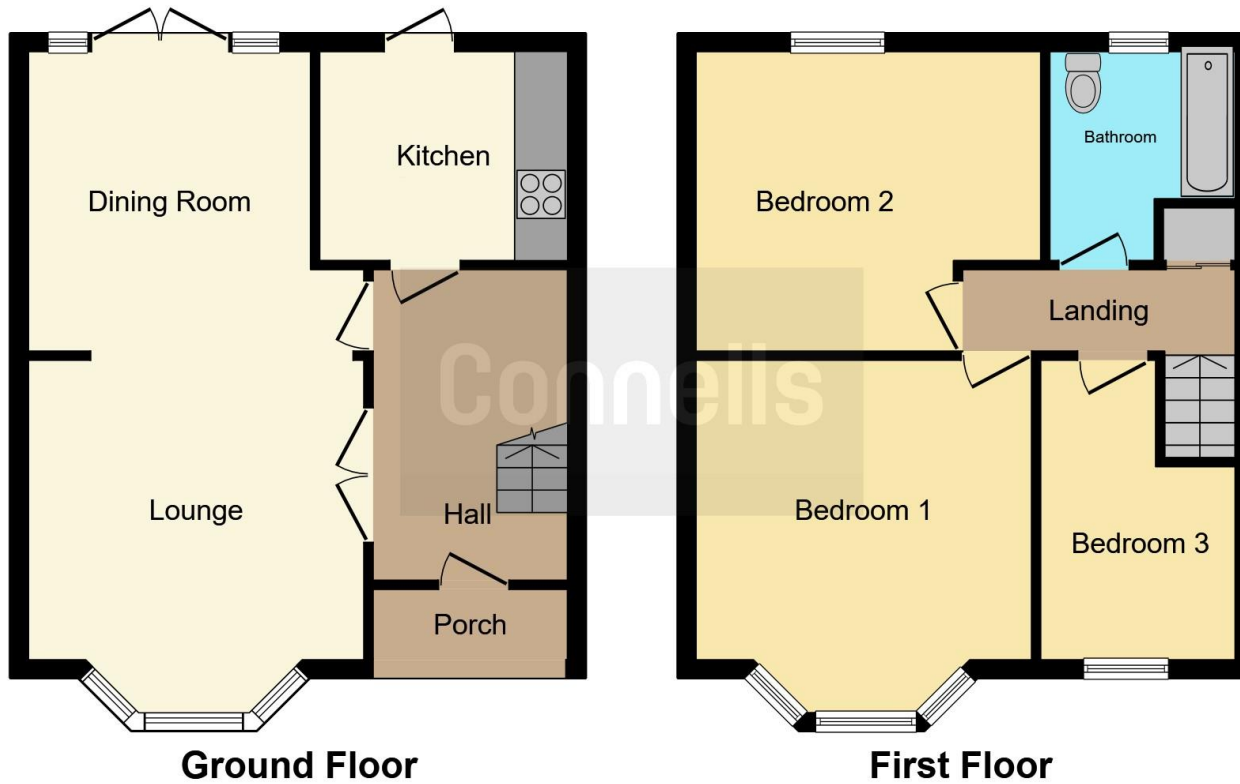
Front Garden

Parking
Paved Driveway. Off street parking for two cars.

Rear Garden

Laid to lawn. Paved patio area.





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 450 999
E luton@connells.co.uk

83-83A George Street
 LUTON LU1 2AT

EPC Rating: D

view this property online connells.co.uk/Property/LUT315647

Tenure: Freehold



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: LUT315647 - 0002