



**Connells**

Liverpool Road  
Luton



### Property Description

Connells are delighted to offer this CHAIN FREE 3 - 4 Bedroom Town house that has been fully refurbished throughout.

Located within walking distance of the town centre and mainline train station, the property briefly comprises an Entrance Hall, Lounge, Kitchen & Three Double bedrooms and Two family bathrooms, along with a court yard garden.

This is a highly desirable area for investors so should not be missed!!

### Entrance

Door to front.

### Lounge

10' 4" x 9' 6" ( 3.15m x 2.90m )

Double glazed window to front. TV / Telephone point. Radiator.

### Kitchen

13' x 11' 7" ( 3.96m x 3.53m )

Fitted with wall and base units. Sink drainer. Work surfaces. Gas hob. Electric oven. Cooker hood. Space for Washer / Dryer. Space for fridge freezer. Partly tiled. Combi Boiler. Under stairs storage cupboard. Radiator. Double glazed window to rear. Double Glazed Door To Rear.

### Landing

### Bathroom

Fitted with low level wc. Vanity unit. Bath with mixer taps and electric shower. Fully tiled. Heated towel rail. Extractor fan. Double glazed window to rear.

### Bedroom One

13' x 10' 4" ( 3.96m x 3.15m )

Double glazed window to front. Radiator. Electric fire.

### Bathroom

Fitted with low level wc. Wash hand basin. Bath with mixer taps and shower attachment. Extractor fan. heated towel rail. Double glazed window to rear.

### Landing

### Bedroom Two

13' x 10' 5" ( 3.96m x 3.17m )

Double glazed window to front. Radiator. Built in storage.

### Bedroom Three

13' x 11' 1" ( 3.96m x 3.38m )

Double glazed window to rear. Radiator.

### Outside

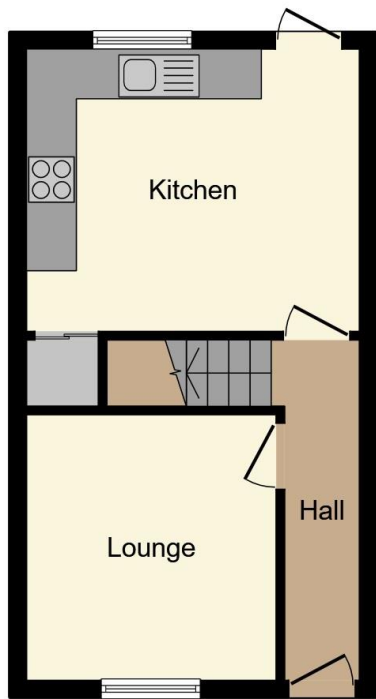
### Rear Garden

Paved patio area. Shed.

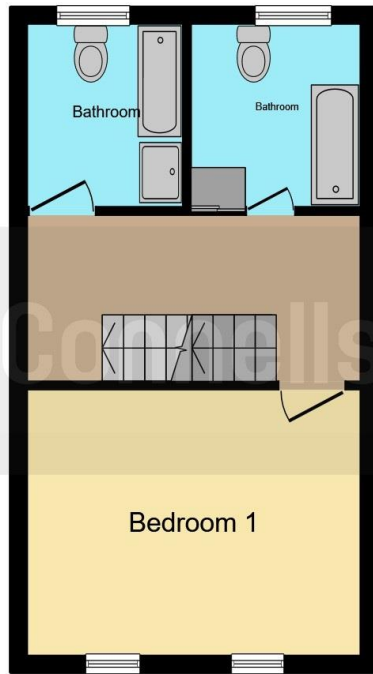
### Parking

Permit parking to front.

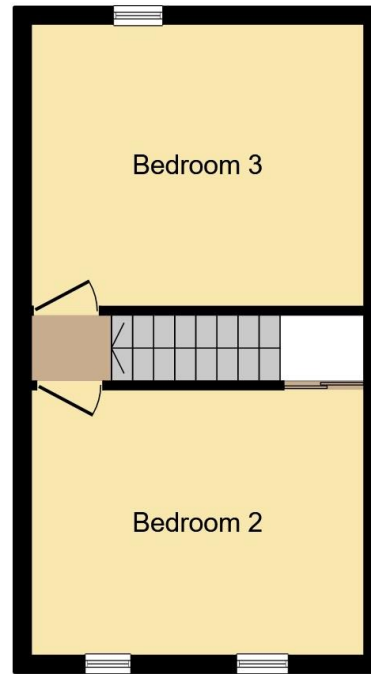




**Ground Floor**



**First Floor**



**Second Floor**

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](http://www.focalagent.com)

To view this property please contact Connells on

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**EPC Rating: C**

**view this property online [connells.co.uk/Property/LUT316285](http://connells.co.uk/Property/LUT316285)**



Tenure: Freehold



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