



Connells

Kite Way
Luton



Property Description

Connells Are Delighted To Be Selling This Rarely Available One Bedroom Shared Ownership Ground Floor Maisonette Situated Close To The Town Centre And Train Station. The Property Benefits From A Lounge, Study, Bedroom, Kitchen and Bathroom With Garden

Allocated parking

Entrance Hall

Double glazed door to front. Storage cupboard. Radiator.

Open Plan Living

24' 9" x 10' 7" (7.54m x 3.23m)

Lounge

Double glazed patio doors to rear. TV and Telephone point. Radiator.

Kitchen

Fitted with wall and base units. Sink drainer. Work surfaces. Electric oven and hob. Cooker hood. Boiler. Integrated appliances. Double glazed window to front.

Bedroom One

13' 3" x 10' (4.04m x 3.05m)

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

Study

6' 1" x 7' 8" (1.85m x 2.34m)

Bathroom

Fitted with low level wc. Wash hand basin. Bath with mixer taps and shower attachment. Shaver point. Extractor fan. Heated towel rail.

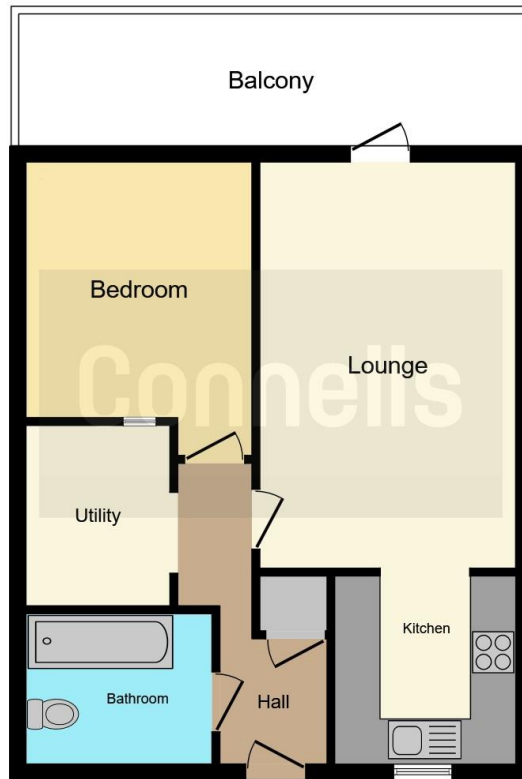
Outside

Rear Garden

Decked area. Artificial grass.

Parking





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

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EPC Rating: B

view this property online connells.co.uk/Property/LUT316482

This is a Leasehold property with details as follows; Term of Lease 125 years from 15 Jul 2019. 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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