



Connells

Ashcroft Road
Luton



Property Description

Connells Stopsley bring to the market a rarely available three bedroom detached property located along the popular Ashcroft Road. Ashcroft Road briefly comprises of an entrance hall, three spacious bedrooms, family bathroom suite, kitchen, an extended lounge/diner and conservatory to rear. Externally the property benefits from off street parking to the front for multiple vehicles. To the rear the property has a peaceful enclosed rear garden mixing from patio and laid to lawn areas. Ashcroft Road is a beautiful spacious home that offers wide scope to extend STPP.

'Ashcroft Road' is in close proximity to all local amenities, schools and just a short drive from junction 10 of M1 and Luton Airport Parkway and Luton Mainline Train Stations. Internal viewings are advised - Call Connells Stopsley to arrange your viewing appointment.

Entrance Hall

Double glazed door to front. Radiator. Loft access. Loft Ladder.

Lounge

24' 8" x 11' 5" (7.52m x 3.48m)
Double glazed patio doors to rear. Radiator. TV point. Electric fire.

Kitchen

14' 5" x 10' 4" (4.39m x 3.15m)
Fitted with wall and base units. Sink drainer. Work surfaces. Electric oven. Induction hob. Cooker hood. Plumbing and space for appliances. Double glazed window and patio doors to rear.

Bedroom One

14' 8" x 11' 5" (4.47m x 3.48m)
Double glazed window to front. Radiator. Fitted wardrobes.

Bedroom Two

12' 10" x 10' 5" (3.91m x 3.17m)
Double glazed window to front. Radiator.

Fitted wardrobes.

Bedroom Three

9' 10" x 10' 5" (3.00m x 3.17m)
Double glazed window to side. Radiator. Built in cupboard.

Bathroom

Fitted with low level wc. Wash hand basin. Bidet. Walk in shower cubicle. Extractor fan. Radiator. Fully tiled. Double glazed window to side.

Outside

Front Garden

Off street parking

Rear Parking

Paved patio. Laid to lawn. Shed.





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: Awaited

view this property online connells.co.uk/Property/STP307441



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.

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