

for sale

£575,000 Freehold



Armstrong Road Luton LU2 0FX

**** MUST VIEW**** This beautiful four bedroom family home is located in an area close to local and amenities, schools, transport and road links. Luton Airport parkway train station offers a very easy commute into Kings Cross St Pancras in just 29 minutes.



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.focusagent.com

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Property Details

Entrance Hal

Double glazed door to front. Radiator.

Cloakroom

Fitted with low level wc. Wash hand basin. Radiator. Double glazed window to side.

Lounge 17' 5" x 11' 1" (5.31m x 3.38m)

Double glazed window to front. Radiator, TV point.

Kitchen / Diner 21' 7" x 11' 4" (6.58m x 3.45m)

Fitted with wall and base units. Stainless steel sink drainer. Work surfaces. Electric oven. Gas hob. Cooker hood. Integrated dishwasher & fridge freezer. Radiator. Double glazed window and patio doors to rear.

Utility Room 6' 9" x 5' 10" (2.06m x 1.78m)

Fitted with wall and base units. Stainless steel sink drainer. Washing machine. Tumble Dryer. Radiator. Double glazed door to rear.

Landing

Loft access, Loft ladder.

Bedroom One 14' 10" x 14' 6" (4.52m x 4.42m)

Double glazed window to front. Radiator. Fitted wardrobes.

En Suite

Fitted with low level wc. Wash hand basin. Bath with mixer taps. Shower cubicle. Extractor fan. Double glazed window to front.

Bedroom Two 11' 11" x 10' (3.63m x 3.05m)

Double glazed window to rear. Radiator. Fitted wardrobes.

En Suite

Fitted with low level wc. Wash hand basin. Shower cubicle. Extractor fan. Shaver point. Radiator. Double glazed window to side.

Bedroom Three 10' 5" x 11' 6" (3.17m x 3.51m)

Double glazed window to rear. Fitted wardrobes. Radiator.

En Suite

Fitted with low level wc. Wash hand basin. Shower cubicle. Extractor fan. Shaver point. Double velux window to side.

Outside

Front Garden

Block paved driveway. Electric vehicle charging point.

Rear Garden

Enclosed by fencing. Paved patio area, Laid to lawn.

Outbuilding

Garage Conversion:

Small kitchenette fitted with wall and base units and stainless steel sink drainer.

Double glazed window to front. Radiator, Boiler,





To view this property please contact Connells on

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Tenure: Freehold

EPC Rating: B

Property Ref: STP307659 - 0002

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