



Connells

Kynance Close
Luton



Property Description

Connells Stopsley bring to the market a four bedroom semi detached property located in the sought after Round Green area of Stopsley. Kynance Close briefly comprises of an entrance hall, an open plan kitchen/diner and lounge. The upper floor contains four spacious bedrooms and family bathroom suite. Externally the property benefits from off street parking for multiple vehicles as well as a garage. The rear garden is a blend of patio, laid to lawn and decking areas.

This excellent family home is located in the Round Green area of Luton. Ideally located for easy access to M1 junction 10, Town centre, London Luton airport as well as Luton mainline and Luton Airport Parkway train station's. A variety of local schools and amenities are also close by. Call Connells Stopsley today to arrange your viewing appointment today!

Entrance Hall

Lounge

17' 1" x 12' 2" (5.21m x 3.71m)

Kitchen / Diner

13' 9" x 17' (4.19m x 5.18m)

Landing

Bedroom One

10' 10" x 10' 1" (3.30m x 3.07m)

Bedroom Two

9' 2" + door recess x 11' 1" (2.79m + door recess x 3.38m)

Bedroom Three

7' 4" x 12' 3" (2.24m x 3.73m)

Bedroom Four

7' 7" x 9' 3" (2.31m x 2.82m)

Bathroom

Outside

Driveway

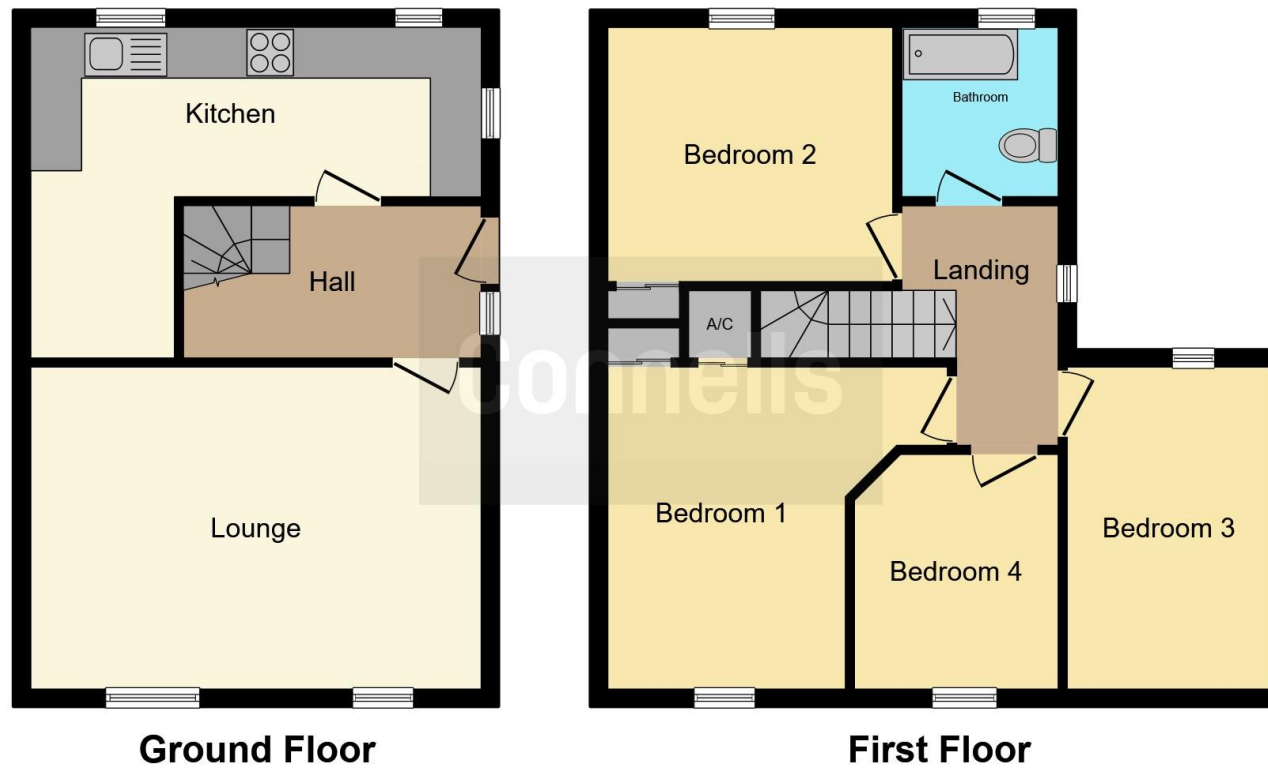
Rear Garden

Garage









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 737 069
E stopsley@connells.co.uk

Jansel House Parade 656 Hitchin Road Stopsley
 LUTON LU2 7XH

EPC Rating: C Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/STP308084



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: STP308084 - 0003