

for sale

**£325,000** Freehold



## Long Close Luton LU2 9BJ

Connells Stopsley present a three bedroom semi detached property located in the sought after Ramridge End area of Stopsley. Long Close briefly comprises an entrance hall, lounge, open plan kitchen/diner. The upper floor contains three spacious bedrooms and family bathroom suite.

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# Property Details

## Entrance Hall

Double glazed door to front. Radiator. Double glazed window to side.

**Lounge** 13' 4" x 11' 6" into bay ( 4.06m x 3.51m into bay )  
TV and Telephone point. Electric fire. Radiator.

**Kitchen / Diner** 19' 9" x 9' 1" ( 6.02m x 2.77m )  
Fitted with wall and base units. Stainless steel sink drainer. Work surfaces. Partly tiled. Integrated appliances. Cooker hood. Radiator. Double glazed window and patio doors to rear. Double glazed door to side.

## Landing

Double glazed window to side. Loft access. Loft ladder.

**Bedroom One** 12' x 12' 1" ( 3.66m x 3.68m )  
Double glazed window to front. Radiator. Built in cupboard.

**Bedroom Two** 8' 9" x 12' 10" ( 2.67m x 3.91m )  
Double glazed window to rear. Radiator. Built in cupboard.

**Bedroom Three** 9' 3" x 7' 5" ( 2.82m x 2.26m )  
Double glazed window to front. Radiator.

## Bathroom

Fitted with low level wc. Wash hand basin. Bath with mixer taps. Shower. Extractor fan. Radiator. Fully tiled. Double glazed window to rear.

## Outside Front Garden

Paved pathway to entrance. Laid to lawn.

## Rear Garden

Patio area. Laid to lawn. Shed.





To view this property please contact Connells on

**T 01582 737 069**  
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Jansel House Parade 656 Hitchin Road Stopsley  
LUTON LU2 7XH

Property Ref: STP308228 - 0003

Tenure:Freehold EPC Rating: Awaited

Council Tax Band: B

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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