



Connells

Ellesmere Court Stirling Drive
Luton



Property Description

Connells are proud to present this luxury two bedroom ground floor apartment on the 'Saxon Square' development. Internally the apartment is beautifully presented and modern throughout. The property is located a close walk to Luton Parkway station and a short drive to M1 Junction 10. The apartment benefits from a spacious open plan living space/kitchen and has beautiful views from the large floor to ceiling windows.

Entrance Hall

Door to front. Secure entry phone. Storage cupboard housing appliances.

Open Plan Living Area

24' 5" x 16' 5" (7.44m x 5.00m)

Lounge

Double glazed patio doors onto balcony. TV and Telephone point.

Kitchen

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

Bedroom One

13' 5" x 9' (4.09m x 2.74m)

Double glazed window to rear. Radiator.

En Suite

Fitted with low level wc. Wash and basin. Shower cubicle. Shaver point. Radiator. Partly tiled.

Bedroom Two

11' 5" x 11' 9" (3.48m x 3.58m)

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

Bathroom

Fitted with low level wc. Wash hand basin. Bath with mixer taps. Shower attachment. Shaver point. Radiator. Partly tiled.

Outside

Rear Garden

Bin Storage

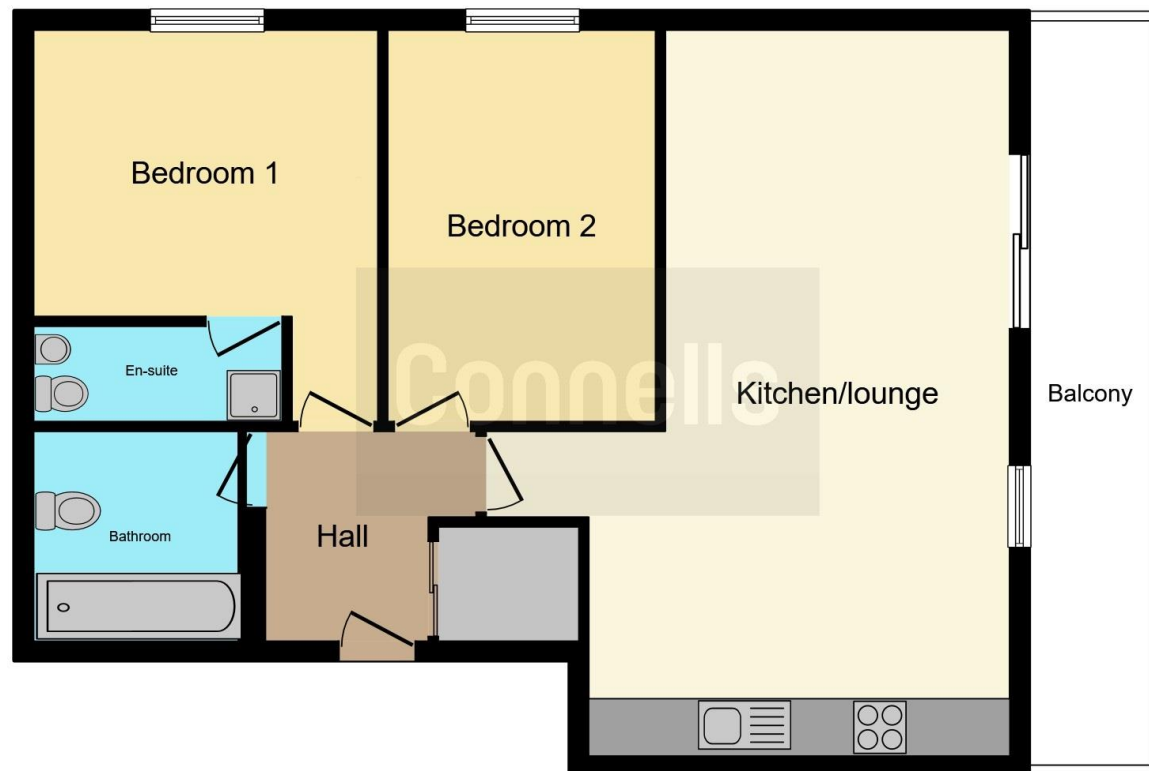
Parking

Allocated parking bay.









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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Jansel House Parade 656 Hitchin Road Stopsley
 LUTON LU2 7XH

EPC Rating: B

Council Tax
 Band: B

Service Charge:
 2415.22

Ground Rent:
 230.00

Tenure: Leasehold

view this property online connells.co.uk/Property/STP308248

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



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.

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