

for sale

£375,000 Freehold



Grampian Way Luton LU3 3HA

- Energy Rating: Awaited
- Three Bedrooms
- Semi Detached
- Extended To Rear
- Off Street Parking



Property Details

Entrance Hall

Double glazed door to front aspect. Radiator.

Lounge 12' 5" x 11' 3" (3.78m x 3.43m)

Double glazed window to front aspect. Gas fire place. Radiator.

Dining Room 11' 9" x 10' 1" (3.58m x 3.07m)

Gas fire place. Radiator.

Reception Room Three 10' 1" x 7' 7" (3.07m x 2.31m)

Double glazed window to rear aspect. Double glazed door to side aspect. Radiator.

Kitchen 11' 9" x 7' 10" (3.58m x 2.39m)

Double glazed window to rear aspect. Fitted kitchen comprising a range of wall and base units with work surfaces over incorporating a stainless steel sink and drainer unit. Plumbing for a dishwasher. Space for a fridge/freezer. Gas hob with electric oven and cooker hood over. Under stairs cupboard. Combi boiler. Under floor heating.

First Floor Landing

Double glazed window to side aspect. Loft access with ladder, boarded and light. CCTV.

Bedroom One 12' 7" x 12' 4" (3.84m x 3.76m)

Double glazed window to front aspect. Television point. Radiator.

Bedroom Two 12' 7" x 10' 11" (3.84m x 3.33m)

Double glazed window to rear aspect. Radiator.

Bedroom Three 9' 4" x 8' 1" (2.84m x 2.46m)

Double glazed window to front aspect. Radiator.

Bathroom

Double glazed windows to side and rear aspects. Suite comprising bath with mixer taps and shower attachment, shower cubicle, wash hand basin and low level wc. Shaver point. Part tiled. Radiator.

Front Garden

Off road parking. External lighting.

Rear Garden

Laid to lawn with a patio and decking area. Shed. External lighting.

Garage

Open out doors. Power and light supply. Plumbing for a washing machine.



To view this property please contact Connells on

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LUTON LU3 2QQ

Tenure: Freehold

EPC Rating: Awaited

Property Ref: LGR311478 - 0002

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