

Dunstable Office:  
**01582 477 077**



Residential Sales • Property Management • Lettings



Carlisle Close, Dunstable, Bedfordshire  
**Offers In Excess Of £400,000**



# Carlisle Close, Dunstable, Bedfordshire

Offered for sale with NO UPPER CHAIN, this EXTENDED SEMI-DETACHED sits within SOUTH-WEST DUNSTABLE and comes to the market in IMMACULATE CONDITION THROUGHOUT and benefits from a GARAGE and a DRIVEWAY TO THE FRONT for THREE VEHICLES.

Front

Entrance Hall

Lounge/Family Room

24'7" x 11'0" (7.50m x 3.35m)

Kitchen/Dining Room

10'2" x 17'3" (3.11m x 5.25m)

First Floor Landing

Bedroom 1

12'7" x 10'10" (3.83m x 3.29m)

Bedroom 2

8'10" x 11'3" (2.68m x 3.43m)

Bedroom 3

9'6" x 5'11" (2.89m x 1.81m)

Family Bathroom

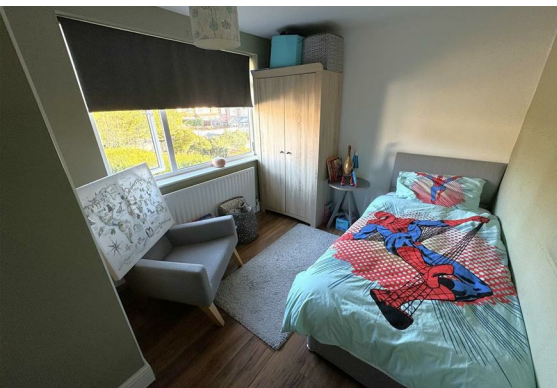
Rear Garden

Integral Garage

14'1" x 8'1" (4.29m x 2.46m)

Driveway For Multiple  
Vehicles





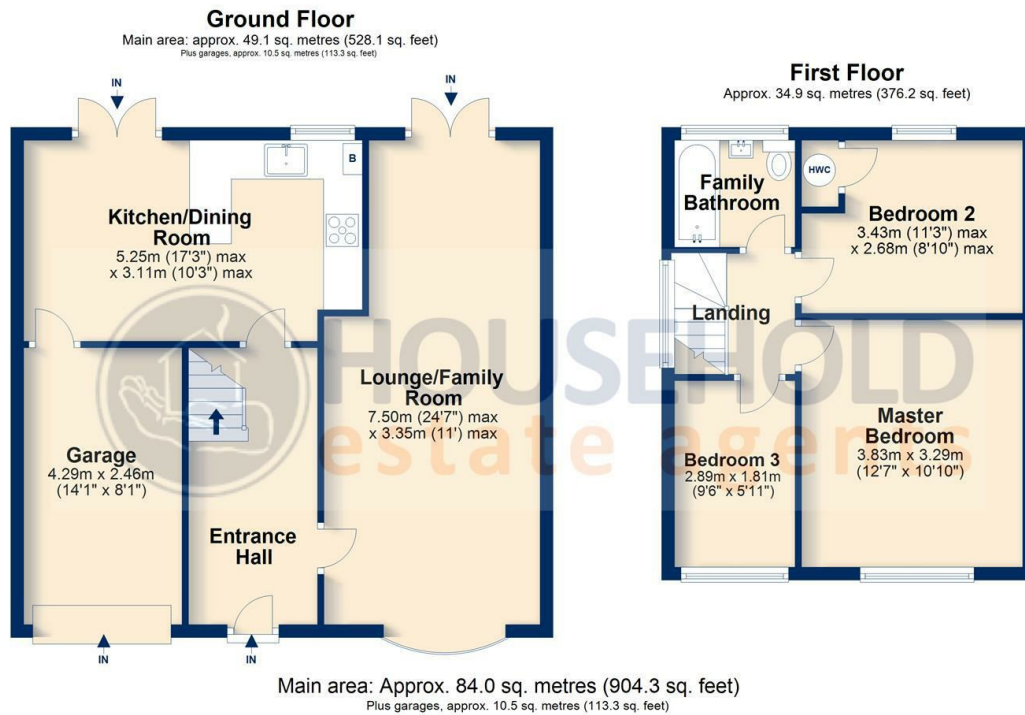
Household Estate Agents invite you to view this **PERFECT FAMILY HOME** which is **TRULY READY TO MOVE INTO**, the property further benefits from a **DUAL-ASPECT LOUNGE/FAMILY ROOM**, a **MODERN FITTED KITCHEN/DINING ROOM** and **MODERN FITTED FAMILY BATHROOM**.

Carlisle Close is located within the sought after South-West Dunstable with plenty of local amenities within walking distance such as a local Tesco store and both Doctors and Dentists surgeries. There are **EXCELLENT COMMUTING LINKS** too with the A5 nearby providing easy access to **JUNCTIONS 9, 11 & 11A** of the **M1 MOTORWAY**. The Town centre is also within walking distance which benefits from the **GUIDED BUSWAY** which offers a **DIRECT LINK** to **LUTON TRAIN STATION** and **LONDON LUTON AIRPORT**.

This home is ideal for an array of prospective purchasers however there are many fantastic schools within close proximity such as **LARK RISE ACADEMY**, **PRIORY ACADEMY** and **QUEENSBURY ACADEMY**.

The accommodation comprises an entrance hall, lounge/family room, kitchen/dining room, first-floor landing, three bedrooms and a family bathroom.

## Floor Plan



Floorplans are for illustrative purposes only, are not to scale and should be viewed with this in mind. Whilst every attempt is made to ensure the accuracy, all measurements, positioning, fixtures, fittings and any other data shown are an approximate interpretation. Household Estate Agents (Dunstable) Ltd will not be held liable or responsible for any error, omission, miss-statement or use of any data shown on the final Floorplan.  
Plan produced using PlanUp.

## Viewing

Please contact our Dunstable - Sales Office on 01582 477 077 if you wish to arrange a viewing appointment for this property or require further information.

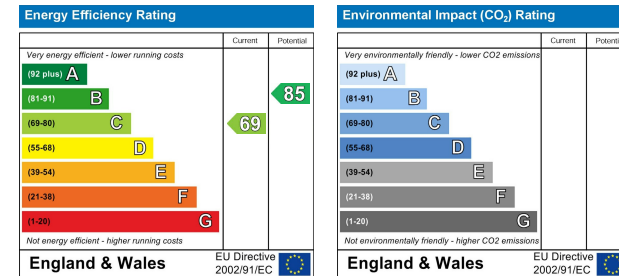
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Additional Office: **Toddington:** 2-4 High Street  
- 01525 877 771

## Area Map



## EPC



## The Property Experts with the Personal Touch

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