

Dunstable Office:

01582 477 077



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Aidans Close, Dunstable, Beds, LU6 1TY

Offers Over £380,000 Freehold



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The Property Experts with the Personal Touch

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Porch

3'4" x 6'7" (1.01m x 2.00m)

Double glazed window, vinyl flooring, double glazed double door to front.

Hall

3'4" x 4'4" (1.01m x 1.32m)

Double glazed window to front, open plan, door to:

Living Room

18'3" x 11'3" (5.56m x 3.42m)

Double radiator, laminate flooring.

Kitchen

9'4" x 8'7" (2.84m x 2.62m)

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink, plumbing for washing machine & dishwasher, space for fridge/freezer, gas and electric points for cooker, double glazed window to rear, radiator, ceramic tiled flooring.

Dining Room

8'11" x 9'7" (2.73m x 2.92m)

Double radiator, ceramic tiled flooring, open plan to Kitchen, double door to:

Conservatory

7'5" x 9'8" (2.26m x 2.95m)

Patio doors to rear garden, Full height double glazed windows, patio doors to rear garden.

Bedroom 4 / Office

10'9" x 7'6" (3.28m x 2.29m)

Double glazed window to front, radiator, laminate flooring, door to:

Shower Room

4'9" x 7'7" (1.45m x 2.31m)

Fitted with three piece suite comprising tiled shower with fitted electric shower,

wall mounted vanity wash hand basin and low-level WC tiled splashback, heated towel rail, tiled flooring.

Hall

5'9" x 9'1" (1.74m x 2.78m)

Stairs.

Landing

5'1" x 9'1" (1.55m x 2.78m)

Door to:

Main Bedroom

9'2" x 9'9" (2.79m x 2.98m)

Double glazed window to front, radiator, doors to wardrobe.

Bedroom 2

13'1" x 9'5" (3.99m x 2.87m)

Double glazed window to rear, radiator, laminate flooring.

Bedroom 3

9'7" x 9'1" (2.92m x 2.78m)

Double glazed window to rear, radiator.

Bathroom

5'10" x 6'1" (1.78m x 1.85m)

Recently refitted with three piece suite comprising deep panelled bath with electric shower over, pedestal wash hand basin and low-level WC, full height tiling to all walls, obscure double glazed window to front.

Outside

Driveway

Bloc paved driveway to front of property.

Rear Garden

Laid to lawn, pathway to side gate providing access to front.

address: 15b High Street North
Dunstable, Beds LU6 1HX

telephone: 01582 477 077

email: dunstable@house-hold.co.uk

website: www.house-hold.co.uk

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

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Offered for sale in EXCELLENT CONDITION THROUGHOUT this DETACHED FAMILY HOME is located in a QUIET CUL-DE-SAC within the popular area of WEST DUNSTABLE. The property benefits from an OPEN PLAN KITCHEN / DINER, GROUND FLOOR SHOWER ROOM plus RE-FITTED BATHROOM, DRIVEWAY FOR TWO VEHICLES, and a WELL MAINTAINED REAR GARDEN.

Household Estate Agents are delighted to market this SPACIOUS PROPERTY which offers over 1000 SQ.FT of living accommodation including a LARGE LIVING ROOM and a CONSERVATORY.

Aidans Close is located in West Dunstable with EXCELLENT COMMUTING LINKS, the M1 MOTORWAY is a short drive away along the new A421 bypass and is within close proximity to the Town centre with the GUIDED BUSWAY which offers direct links to LUTON TRAIN STATION and LONDON LUTON AIRPORT. This is a fantastic home for an array of potential purchasers including families due to the GREAT SCHOOLING nearby such as LANCOT PRIMARY, DUNSTABLE ICKNIELD LOWER, PRIORY ACADEMY, and ALL SAINTS ACADEMY.

The accommodation comprises an entrance porch, living room, open plan kitchen/dining room, conservatory, bedroom 4 / family room and a shower room to the ground floor. On the first floor you will find the landing leading to three double bedrooms, and a re-furnished bathroom.

CONTACT YOUR LOCAL HOUSEHOLD BRANCH TO ARRANGE YOUR VIEWING TODAY!

TENURE - FREEHOLD
COUNCIL TAX BAND - D
EPC RATING - C



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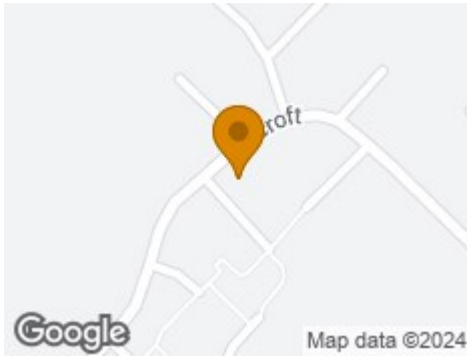
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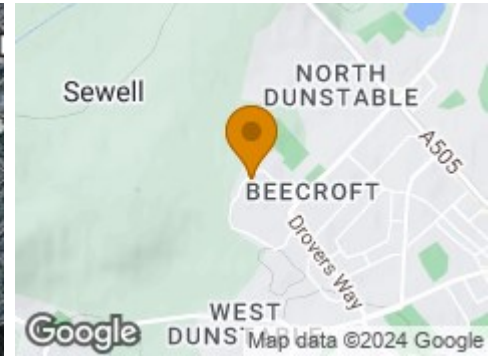
Road Map



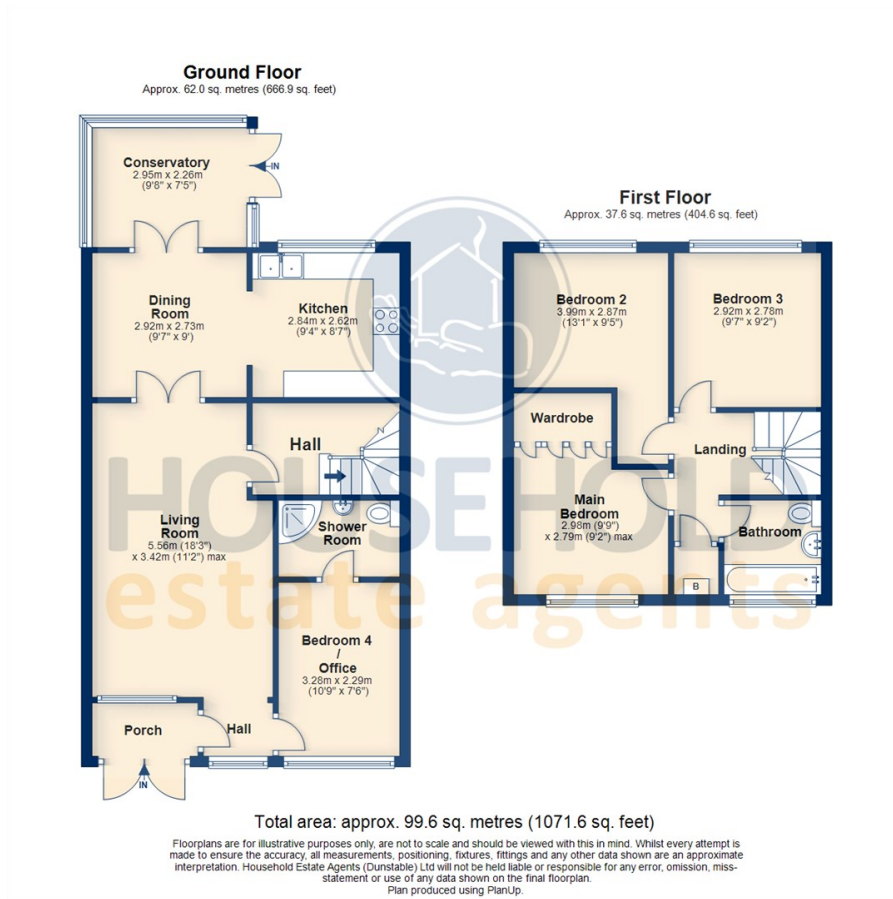
Hybrid Map



Terrain Map



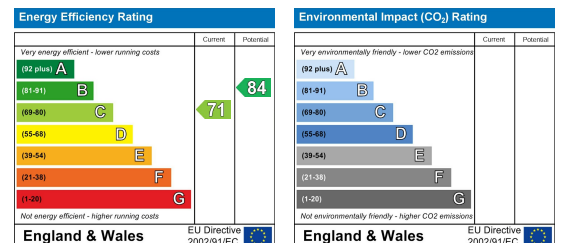
Floor Plan



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.

EPC



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