

Dunstable Office:

01582 477 077



HOUSEHOLD
estate agents

Residential Sales • Property Management • Lettings

Wallace Drive, Eaton Bray

Offers Over £400,000 Freehold



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The Property Experts with the Personal Touch

Wallace Drive, Eaton Bray

Offers Over £400,000



Porch

3'10" x 3'0" (1.18m x 0.91m)

Double glazed window to side, door to:

Lounge/Dining Room

19'0" x 15'3" (5.78m x 4.66m)

Double glazed window to front, two double radiators, stairs.

Kitchen/Breakfast Room

10'11" x 15'2" (3.32m x 4.63m)

Fitted with a range of base and eye level units, sink unit, space for fridge freezer, four ring gas hob, eye level oven, plumbing for washing machine, double glazed window to rear, door to:

WC

5'10" x 2'9" (1.77m x 0.84m)

Double window to front, two piece suite comprising, pedestal wash hand basin and low-level WC, tiled splashback, radiator.

Pantry

2'7" x 6'6" (0.79m x 1.98m)

Large storage cupboard with shelving

Landing

10'11" x 7'5" (3.33m x 2.26m)

doors to all first floor rooms and providing access to the loft.

Main Bedroom

12'5" x 8'10" (3.78m x 2.68m)

Double glazed window to front, double door, double door to built in wardrobes.

Bedroom 2

11'11" x 7'11" (3.63m x 2.41m)

Double glazed window to rear, radiator.

Bedroom 3

8'11" x 7'2" (2.73m x 2.18m)

Double glazed window to rear.

Bathroom

6'0" x 6'1" (1.83m x 1.85m)

Three piece suite comprising bath, pedestal wash hand basin and low-level, tiled splashbacks, double glazed window to front, radiator.

Outside

Double Garage

Block Paved Driveway

Block paved driveway for multiple vehicles to front of the property

Rear Garden

Large rear garden, mainly laid to lawn, enclosed by fencing, gated access to driveway.

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

The Property Experts with the Personal Touch

MISDESCRIPTIONS ACT: Household Estate Agents Ltd. For themselves and for the vendors of this property, whose agents they are, give notice that the particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute or constitute part of any offer or contract. All descriptions, dimensions reference to condition and necessary permissions for use and occupation and other details are given without responsibility, and any intending purchasers should not rely upon them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their correctness. No person in the employment of Household Estate Agents Limited has any authority to give or make any representation or warranty whatsoever in relation to this property.

Situated on a CORNER PLOT and Offered for Sale with NO UPPER CHAIN this property offers HUGE SCOPE FOR EXTENSION (STPP).

Household Estate Agents invite you to view this WELL PROPORTIONED PROPERTY situated in the heart of the DESIRABLE village of Eaton Bray and further benefits from a DETACHED DOUBLE GARAGE & DRIVEWAY FOR MULTIPLE VEHICLES.

The accommodation REQUIRES MODERNISATION throughout and comprises an entrance porch, downstairs WC, lounge/dining room, kitchen / breakfast room, first floor landing, three bedrooms, and a family bathroom.

Enviably located within the historic village of Eaton Bray, the property is a short drive from J11a of the M1 MOTORWAY, the village is well connected to nearby Towns such as Dunstable, Leighton Buzzard and Hemel Hempstead.

CONTACT YOUR LOCAL HOUSEHOLD BRANCH TO ARRANGE YOUR VIEWING TODAY!

TENURE: FREEHOLD
COUNCIL TAX BAND: D
EPC RATING: D



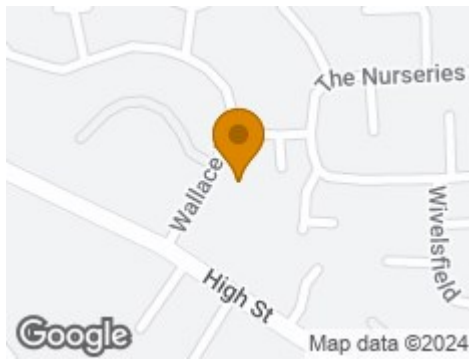
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Road Map



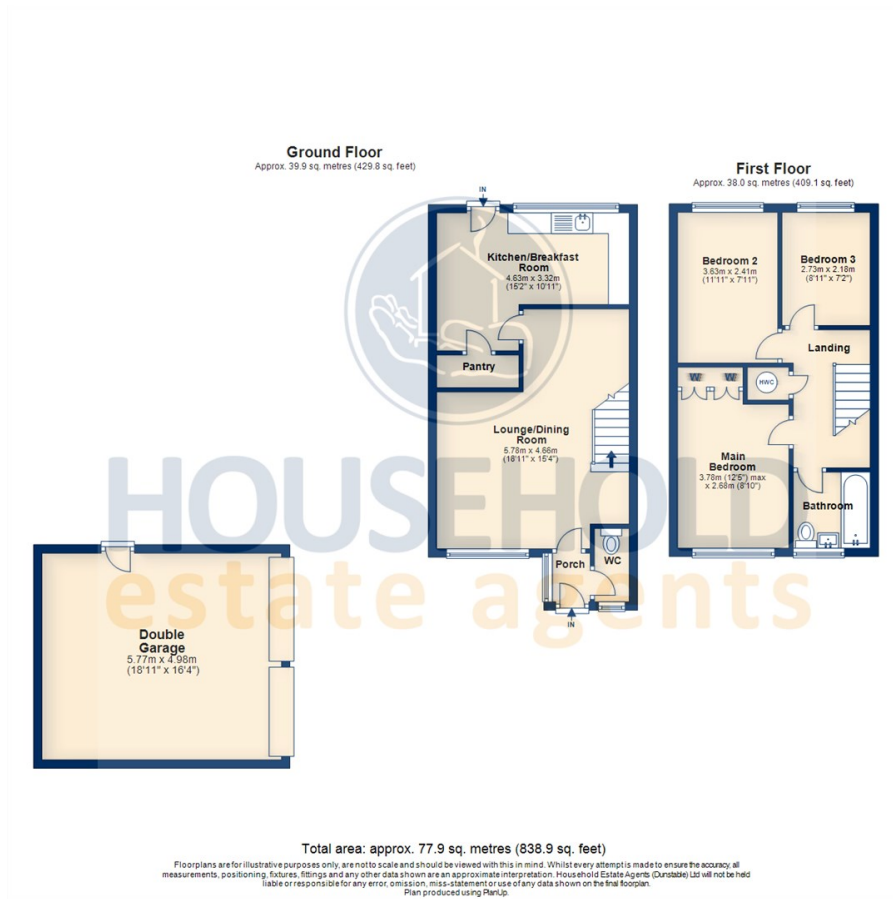
Hybrid Map



Terrain Map



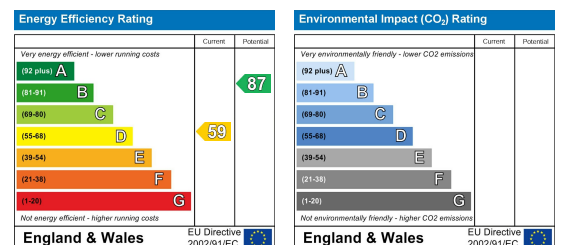
Floor Plan



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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