



## 68 Enderby Road, Luton, LU3 2HQ

**\*\*Available now – Fully refurbished throughout, ideal for a single professional or couple.\*\***

This beautifully presented one bedroom ground floor maisonette is located in the highly sought-after Warden Hills area of Luton and has recently undergone a full refurbishment, offering modern, comfortable living in a well connected residential setting.

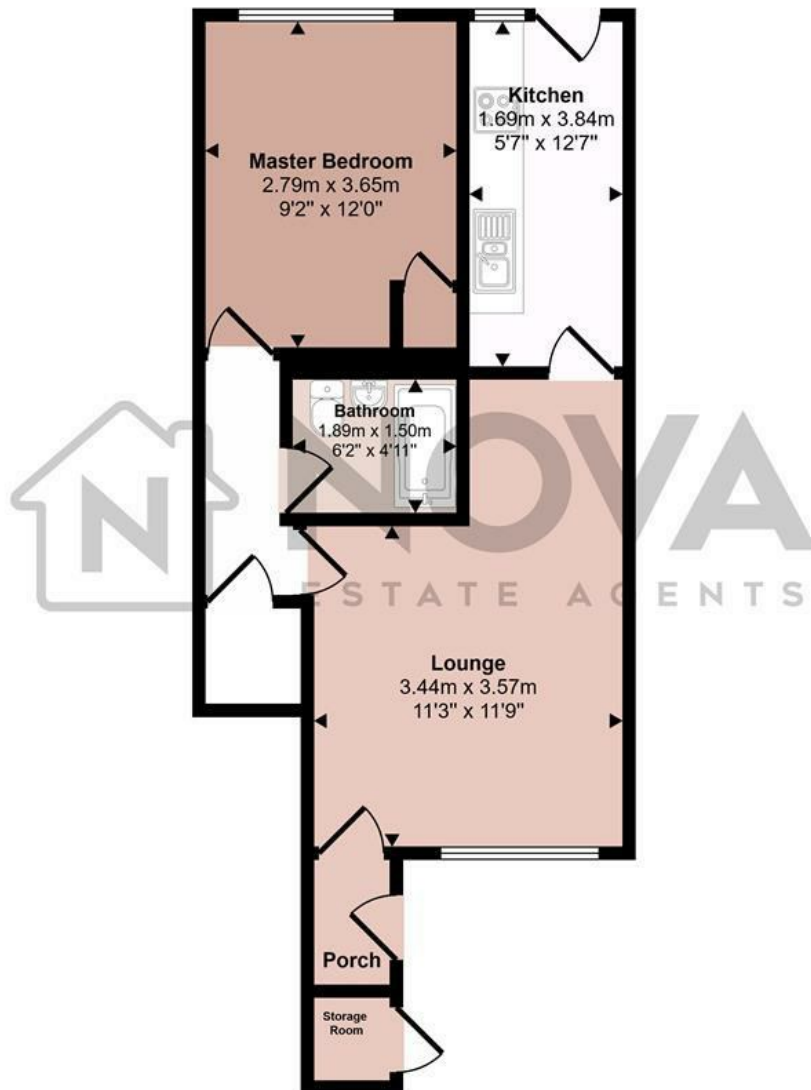
The property features a bright and spacious reception room with ample space for both relaxing and dining, creating a welcoming and versatile living area. The newly updated interiors provide a fresh, contemporary feel throughout, ready for immediate occupation.

The double bedroom offers a comfortable retreat, while the modernised bathroom is finished to a high standard, providing a clean and stylish space for everyday use. The layout is practical and well-designed, making excellent use of the available space.

- Nova Estate Agents
- Press Play Button For 360° Walkaround Tour
- Popular Warden Hills Location
- Ground Floor Maisonette
- Newly Refurbished
- Available Now!
- Unfurnished
- Allocated Parking

**£1,000 Per month**

Approx Gross Internal Area  
43 sq m / 463 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

| Energy Efficiency Rating                    |                            |           |
|---------------------------------------------|----------------------------|-----------|
|                                             | Current                    | Potential |
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            |                            |           |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |