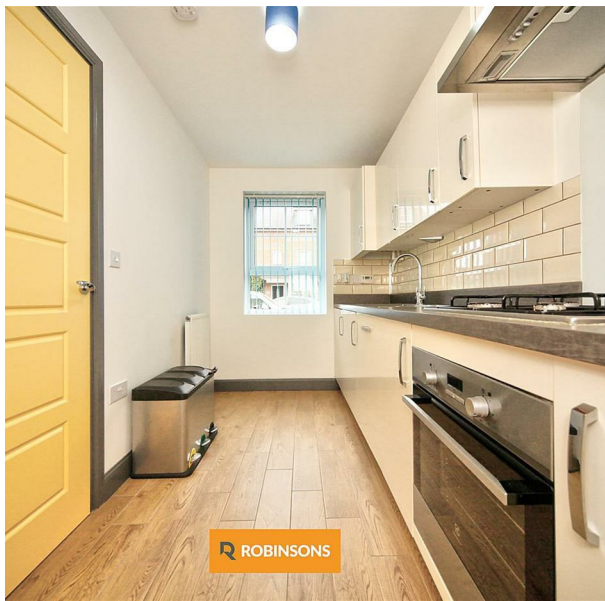


68 Design Drive, Dunstable, LU6 1FS
Price Guide £500,000



SPACIOUS CHAIN-FREE 5-BED, 4-BATH FAMILY HOME WITH VAULTED CEILINGS, 24' LOUNGE, LANDSCAPED GARDEN & DRIVEWAY. EPC B WITH NHBC WARRANTY TO 2027. SOUGHT-AFTER RIDGEWAY ESTATE, CLOSE TO M1, A5, RAIL LINKS & SCHOOLS. BOOK YOUR VIEWING TODAY!

Spacious, chain-free 5-bedroom, 4-bathroom family home on the sought-after Ridgeway estate in North Dunstable. The prestigious "Downton" design features vaulted ceilings to the top floor bedrooms, a 24' lounge/diner with part-vaulted ceiling, Velux windows, and French doors overlooking the landscaped rear garden. The 40ft garden has Indian sandstone patios, power points, outside tap, and low-maintenance artificial turf front and back – perfect for family life.

The property offers a private driveway and carport totaling 42', easily accommodating 2–3 cars, with the option to convert the carport into a garage. Three bedrooms have built-in wardrobes, while the master includes a walk-in wardrobe, dressing area, and ensuite. Wood-effect porcelain tiles throughout the ground floor add a modern touch.

Flexible living spaces make this home ideal for multi-generational families or HMO conversion, with two ensuites on the top floor and a guest suite on the first floor. Freehold with NHBC warranty until



Total Area: 169.1 m² ... 1820 ft²

Floorplan produced by Woodside Photography
Floorplan is for illustration purposes only and all measurements are approximate



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		94
(81-91) B	86	
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient – higher running costs		
England & Wales	EU Directive 2002/91/EC	