



Connells

Briar Close
Luton



Property Description

This immaculately presented and thoughtfully extended two-bedroom semi-detached home, situated in the highly desirable cul-de-sac of Briar Close, offers well-proportioned accommodation finished to an exceptional standard throughout.

The ground floor comprises a welcoming entrance hall leading into a generous lounge measuring approximately 4.60m x 4.00m, providing a bright and comfortable living space. To the rear, the property benefits from a well-designed extended layout, featuring a modern fitted kitchen (approx. 4.00m x 2.60m) with ample storage and workspace. This is complemented by a separate utility room (2.60m x 2.30m) and a stylish ground floor bathroom, adding both practicality and convenience.

Upstairs, the first floor hosts two spacious bedrooms. The main bedroom (4.00m x 2.80m) offers a generous and relaxing retreat, while the second bedroom (3.00m x 2.50m) provides versatile accommodation, ideal as a guest room, nursery, or home office.

Externally, the property continues to impress with a well-maintained rear garden, perfect for outdoor enjoyment, along with off-road parking to the front.

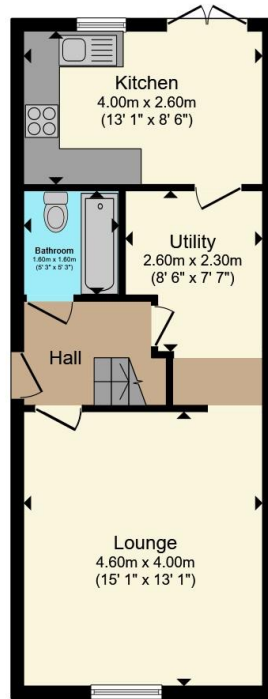
Offering approximately 70.7 sq.m (761 sq.ft.) of living space, this superb home is ideal for first-time buyers, small families, or those looking to downsize, with the added benefit of being ready to move straight into.

Viewing is essential to fully appreciate the quality, space, and immaculate condition this property has to offer.

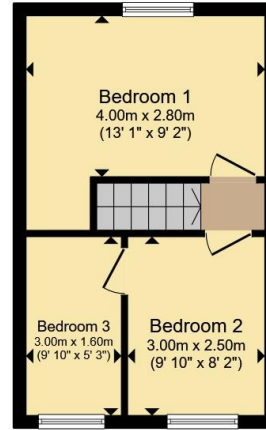








Ground Floor



First Floor

Total floor area 70.7 m² (761 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

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EPC Rating: D Council Tax
Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/STP308259



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