

Connells

Poynters Road
Dunstable

Poynters Road
Dunstable LU5 4SH

for sale
£300,000







Property Description

Situated in the popular East Dunstable area, this three-bedroom mid-terrace property presents an excellent opportunity for buyers looking to modernise and add value.

The accommodation offers good-sized living space throughout and comprises an entrance hall, spacious living accommodation, a kitchen and a family bathroom on the ground floor. Upstairs are three well-proportioned bedrooms, making the property suitable for families, first-time buyers and investors alike.

Externally, the property benefits from a front garden and a generous rear garden, providing ample outdoor space for relaxing and entertaining. To the rear, there is a garage offering secure parking or useful storage.

Although the property requires updating throughout, it offers excellent potential for improvement and the opportunity to create a home tailored to personal tastes and requirements.

Ideally located close to well-regarded schools, local shops and everyday amenities, the property also benefits from convenient transport links. Offering spacious accommodation and fantastic potential, this is a property not to be missed.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Entrance Hall

Stairs to landing

Lounge

Bay window to front aspect, radiator, storage, carpet

Kitchen

Window to rear aspect, free standing units, vinyl flooring, aluminum door to rear aspect

Bathroom

Ground Floor, WC, wash hand basin, bath, radiator, tiled walls, window to rear aspect

Landing

Stairs from hallway

Bedroom One

Bay window to front aspect, radiator, carpet

Bedroom Two

Window to rear aspect, radiator, carpet

Bedroom Three

Window to rear aspect, radiator, carpet

Outside

Front Garden

Pathway, laid to lawn to side aspect

Rear Garden

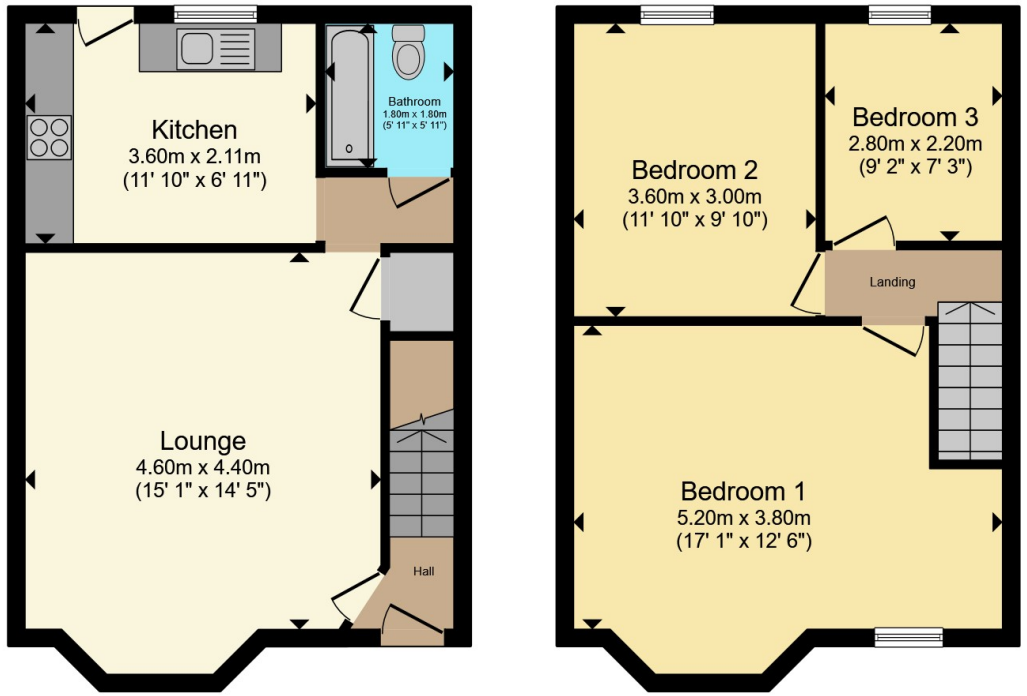
Patio, pathway, laid to lawn, fence, parking to rear











Ground Floor **First Floor**

Total floor area 81.6 m² (878 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

Connells

To view this property please contact Connells on

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19 High Street North
DUNSTABLE LU6 1HX

EPC Rating: D

Council Tax Band: C

Tenure: Freehold

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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