



Connells

Russell Close
Kensworth DUNSTABLE

Russell Close Kensworth DUNSTABLE LU6 3RW

for sale offers in excess of
£325,000



Property Description

Situated in the sought-after village of Kensworth and overlooking an attractive open green, this well-proportioned three-bedroom family home offers spacious and versatile accommodation throughout.

The ground floor comprises a generous open-plan kitchen/dining area which flows into the lounge, creating an ideal space for modern family living and entertaining. There is also a useful utility area and a versatile home office created from part of the garage conversion, whilst retaining valuable storage space.

To the first floor are three good-sized bedrooms and a modern family shower room.

Outside, the property benefits from a low-maintenance rear garden, two allocated parking spaces and a pleasant outlook to the front.

Kensworth is a popular village location offering a strong community feel, beautiful surrounding countryside and excellent access to the A5, M1 Junction 9 and nearby rail links, making it ideal for commuters.

Entrance Hall

Under stairs storage, radiator

Lounge

Bay window to front aspect, electric fire,

radiator, laminate flooring

Kitchen

Patio doors to rear aspect, Birmingham sink, Range cooker, cooker-hood, work surfaces, hidden lights, tiled flooring

Utility Room

Door and window to side aspect, space for washing machine, tiled walls and flooring

Landing

Carpet

Bedroom One

Window to front aspect, storage, vinyl flooring, radiator

Bedroom Two

Window to rear aspect, wardrobe space, vinyl flooring, radiator

Bedroom Three

Window to front aspect, storage, radiator, laminate flooring

Bathroom

Window to rear aspect, wash hand basin,
WC, double shower, partly tiled walls,
extractor fan, laminate flooring

Outside

Front Garden

Laid to lawn, mature trees, shared path

Rear Garden

Patio area, built in seating area, gate to rear,
garage

Garage

Up and over door, lights, parking space







Total floor area 80.6 m² (868 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

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T 01582 661 265

E dunstable@connells.co.uk

19 High Street North
DUNSTABLE LU6 1HX

EPC Rating: F Council Tax
Band: E

Tenure: Freehold

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