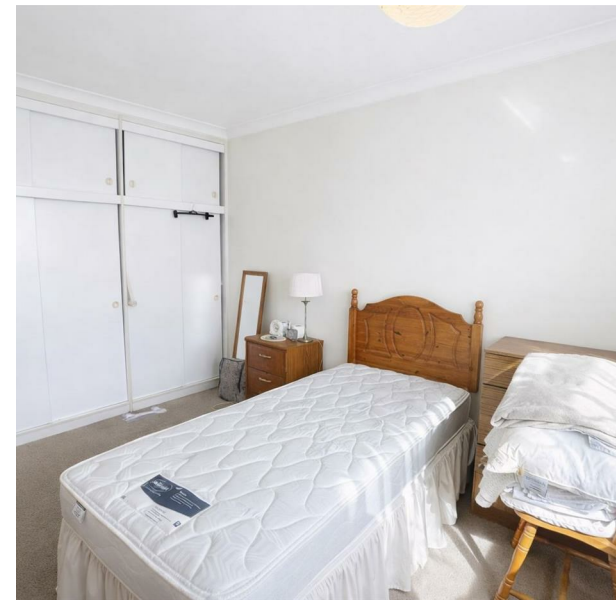


12 Wellhead Road, Totternohoe, Dunstable, LU6 1QS
Offers Over £300,000

ROBINSONS

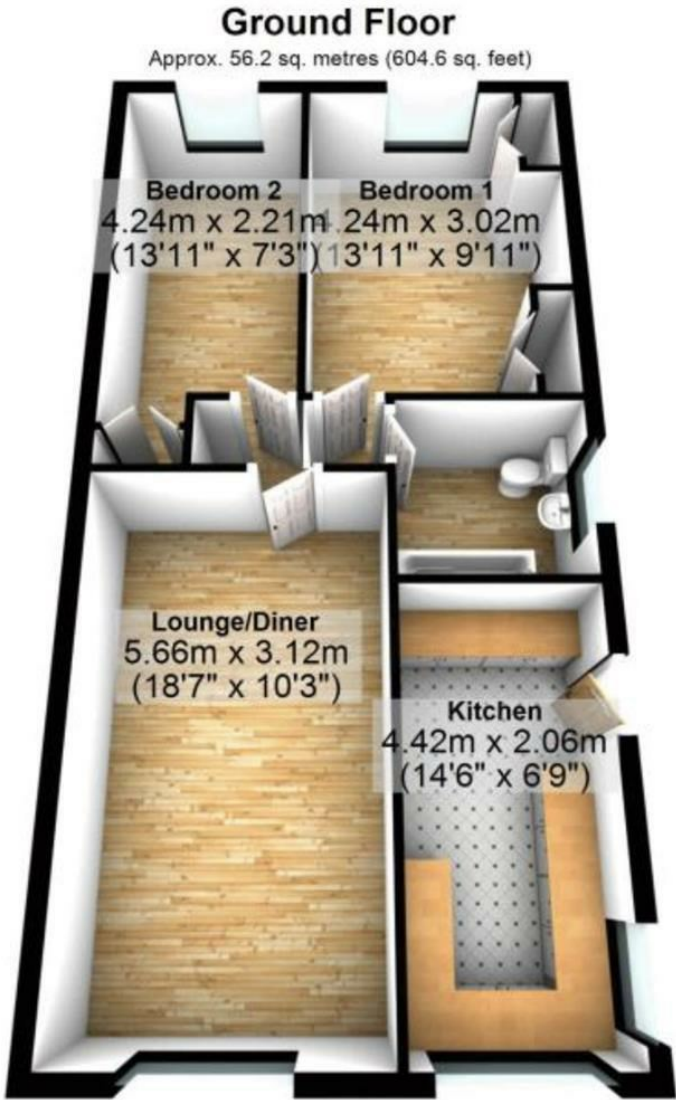


NO UPPER CHAIN | A TWO BEDROOM SEMI DETACHED BUNGALOW WITH EXCELLENT POTENTIAL TO MODERNISE AND IMPROVE, LOCATED IN THE HIGHLY SOUGHT AFTER VILLAGE OF TOTTERNHOE.

Positioned along the popular Wellhead Road, this two bedroom semi detached bungalow offers a fantastic opportunity for buyers looking to create a home tailored to their own taste and requirements. Offered with no upper chain, the property provides a blank canvas with excellent potential for modernisation, improvement and possible reconfiguration, subject to the necessary permissions.

The accommodation currently comprises a fitted kitchen, a generous lounge, two well proportioned bedrooms and a family bathroom fitted with a walk in shower. With scope to enhance and personalise the existing layout, this property presents an exciting opportunity for those looking to add value and create a home in a sought after village location.

Externally, the property benefits from a private rear garden, garage and additional outdoor space, offering both practicality and potential. Set within a peaceful village environment, the bungalow is ideally placed for enjoying the surrounding countryside while remaining within easy reach of nearby towns including Dunstable and Leighton Buzzard.



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	80
(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	