



The Ridings, Luton, Bedfordshire, LU3 1BY  
Price £137,000 Leasehold



Venture Residential are proud to offer to the market this stunning one-bedroom apartment, finished to a high specification and ideally located in heart of Luton.



# The Ridings

Luton, LU3 1BY



- Immaculate condition throughout
- Allocated parking space
- Chain free
- Walking distance to Luton Town Station
- Close to local amenities
- Ideal first time buy or buy to let investment



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This modern and stylish apartment offers the perfect blend of comfort and convenience, making it an ideal choice for first-time buyers, professional commuters, or buy-to-let investors. From the moment you step inside, you'll notice the attention to detail and the quality of the finish throughout.

The heart of the home is the bright and spacious open-plan living area, flooded with natural light and featuring tasteful décor and contemporary flooring. This versatile space provides ample room for relaxing, dining, and entertaining. The modern fitted kitchen is both practical and elegant, complete with integrated appliances, sleek cabinetry, and plenty of worktop space – ideal for those who love to cook or entertain guests.

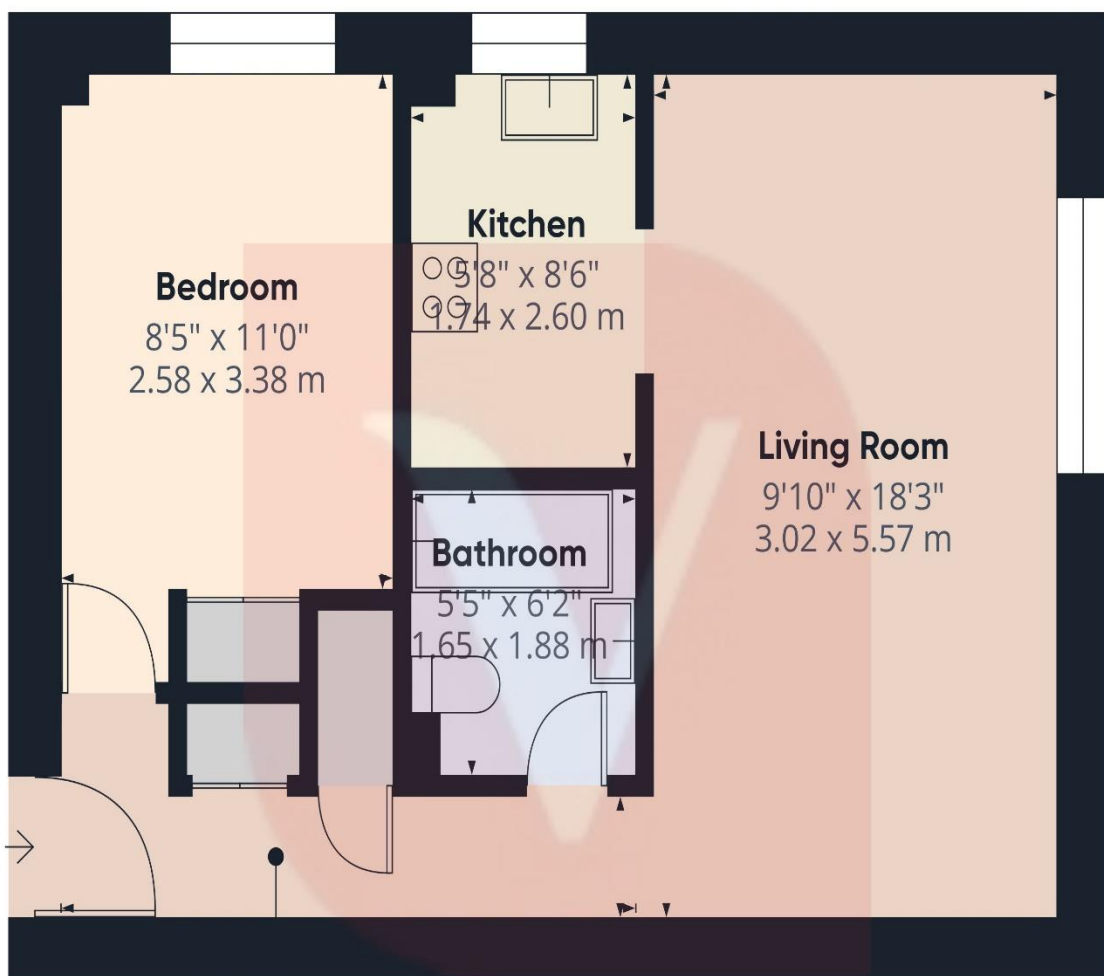
The bedroom is a well-proportioned double room, offering a peaceful retreat with space for wardrobes and additional furnishings. Neutral tones and quality finishes continue here, creating a calming atmosphere for rest and relaxation.

The bathroom is equally impressive, boasting a luxurious feel with stylish tiling, a modern bath with shower over, and high-quality fittings that add to the overall appeal of the apartment.

Additional features include double glazing, secure entry system, and efficient heating – all designed to provide a comfortable and low-maintenance living experience.

Situated within close proximity to Luton town centre, this apartment offers easy access to a variety of local shops, restaurants, and amenities. Commuters will benefit from excellent transport links, including Luton mainline train station and the M1 motorway, providing direct routes into London and beyond.

This property presents a fantastic opportunity to purchase a move-in-ready home in a prime location.



Approximate total area<sup>(1)</sup>  
433 ft<sup>2</sup>  
40.3 m<sup>2</sup>

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 Plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	83
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

**Notice**

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



9 Compton Avenue,  
Luton,  
Bedfordshire,  
LU4 9AX

T: 01582 249155  
E: info@venture-residential.co.uk

