



Viewings commence Saturday 7th November 2026.

A spacious and beautifully presented two-bedroom first-floor maisonette with its own private entrance, a generous rear garden, a garage and off-road parking.

Set in a popular location in south Dunstable, the property offers well-proportioned accommodation finished to a high standard throughout, making it an ideal home for first-time buyers, downsizers and investors alike.

Local shops and amenities are close by, along with Dunstable town centre, and the property has excellent road links, including easy access to the M1.

Offered with no upper chain. Early viewing is highly recommended.

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Accessed via its own private front door, the accommodation comprises an entrance lobby with stairs rising to the first-floor landing, a particularly spacious living room, modern fitted kitchen complete with appliances, a generous principal double bedroom, a well-proportioned second bedroom and a stylish contemporary bathroom.

The property is tastefully presented throughout, offering bright, welcoming accommodation with a practical layout and a modern finish.

A particular feature of this home is its generous rear garden, providing an excellent outdoor space rarely associated with maisonette living. The additional benefits of a garage and off-road parking to the rear further enhance its appeal.

Entrance Hall & Landing

Double glazed door to the side aspect. Two double glazed windows to the side aspect. Radiator. Fitted carpet. Power points. Storage cupboard. Hatch to the loft (housing the wall mounted combi gas boiler for central heating and domestic hot water).

Lounge

16'6" x 10'0" (5.03 x 3.05)

Double glazed walk in bay window to the front aspect. Feature fire surround with gas coal fire. Radiator. TV and Telephone point. Virgin Media point.

Fitted carpet. Power points. Inset spot lights to the ceiling.



Kitchen

10'0" x 7'4" (3.05 x 2.24)

Range of matching wall and base units. Work top surfaces. Single drainer sink unit with mixer taps over. Integrated oven. Ceramic hob over. Extractor hood. Integrated fridge and freezer. Space and plumbing for washing machine. Part tiled walls. Power points. Double glazed window to the side and rear aspect.



Bedroom One

14'2" x 10'5" (4.32 x 3.18)

Double glazed window to rear aspect. Radiator. Fitted carpet. Power points. Inset spot lights to the ceiling.



Bedroom Two

11'0" x 6'10" (3.35 x 2.08)

Double glazed window to front. Radiator. Fitted carpet. Power points. Storage cupboard. Inset spot lights to the ceiling.



Bathroom

White bathroom suite comprising of: low level w/c. Pedestal wash hand basin. Panelled "P" shaped bath with shower over and glass shower screen. Part tiled walls. Radiator. Tiled floor. Opaque double glazed side aspect window.



Rear Garden

Laid to lawn. Flower and shrub borders. Shrubs and bushes. Boundary fencing.



Garage

Located to the rear. Detached with up and over door.

Viewing

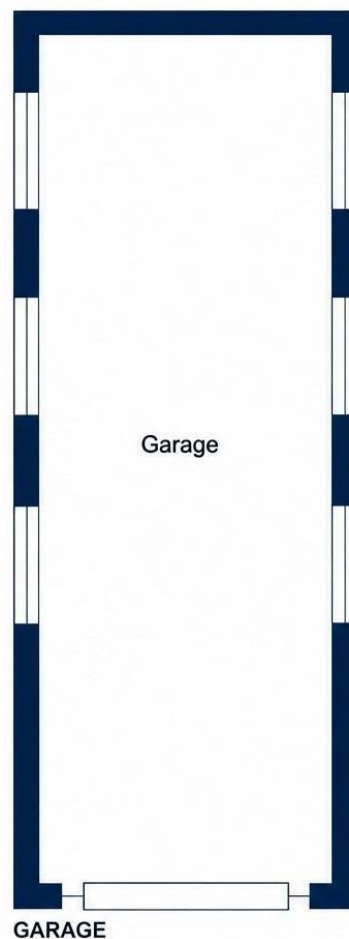
All viewings are strictly by appointment through Bradshaws.

Disclaimer

These particulars have been prepared in good faith and are intended as a general guide only. They do not constitute part of an offer or contract. No survey of the property has been undertaken and no responsibility is taken for the condition of the structure, fixtures, fittings or services. Any heating systems, electrical installations or appliances have not been tested. All measurements are approximate.



FIRST FLOOR



GARAGE

Council Tax Band: B
EPC Rating: C