

for sale

offers in excess of

**£200,000 Leasehold**



**Fair Oak Drive Luton LU2 7TQ**

Connells Stopsley present a two bedroom upper floor maisonette located in the sought after Round Green area of Stopsley. Fair Oak Drive briefly comprises an entrance hall with stairs to upper floor, two spacious bedrooms, lounge/diner, kitchen area and bathroom suite.

Residential Sales & Lettings | Mortgage Services |  
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# Property Details

## Entrance Hall

**Lounge** 12' 7" x 11' 9" ( 3.84m x 3.58m )

**Kitchen** 7' 1" x 8' 2" ( 2.16m x 2.49m )

## Landing

**Bedroom One** 11' 6" x 9' 7" ( 3.51m x 2.92m )

**Bedroom Two** 8' 8" x 11' 9" ( 2.64m x 3.58m )

## Bathroom

## Outside

## Rear Garden





To view this property please contact Connells on

**T 01582 737 069**  
**E [stopsley@connells.co.uk](mailto:stopsley@connells.co.uk)**

Jansel House Parade 656 Hitchin Road Stopsley  
LUTON LU2 7XH

Property Ref: STP307701 - 0006

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

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.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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