



**Connells**

Bushmead Court Hancock Drive  
Luton



### Property Description

This first floor two double bedroom retirement apartment offers independent living with backup. With emergency cords, 24 hour on call help and a weekly cleaning service included, available to anyone over 60. Also being offered to the market chain-free!

Bushmead Court comprises of 41 spacious retirement apartments, with communal areas decorated to a high standard to include a very comfortable communal lounge, on-site restaurant, guest suite, landscaped gardens and ample gated car parking.

The monthly service charge covers the costs of external maintenance, buildings insurance, up keep of the grounds and one and half hours of domestic assistance per week per individual property.

The apartment briefly comprises hallway, Lounge, kitchen, bathroom and two bedrooms.

There is gated communal parking for residents and guests, as well as communal gardens. The monthly service charge covers the costs of external maintenance, buildings insurance, up keep of the grounds and one and half hours of domestic assistance per week per individual apartment.

Located in the popular Bushmead area of LU2, a stones throw from Bushmead shops, church, and public house.

Call now to view!



## Entrance Hall

Two storage cupboards. Storage heater. Emergency cord.

## Wet Room

Suite comprising shower, wash hand basin and low level wc. Part tiled. Extractor fan. Storage heater. Lino flooring. Emergency cord.

## Lounge

Double glazed bay window to rear aspect. Electric fire place. Storage heater. Emergency cord.

## Kitchen/Breakfast Room

Double glazed window to rear aspect. Fitted kitchen comprising a range of wall and base units with work surfaces over incorporating a sink unit. Integrated electric hob with oven and fan over. Integrated fridge/freezer. Plumbing for a washing machine. Boiler. Part tiled. Storage heater. Emergency cord.

## Bedroom Two

Double glazed window to rear aspect. Storage heater. Emergency cord.

## Bedroom One

Double glazed window to rear aspect. Built in wardrobe. Storage heater. Emergency cord.

## Garden

Communal garden.





To view this property please contact Connells on

**T 01582 592332**  
**E [lutonnorth@connells.co.uk](mailto:lutonnorth@connells.co.uk)**

1A Riddy Lane  
LUTON LU3 2AD

EPC Rating: C Council Tax  
Band: B

Service Charge: Ask  
Agent

Ground Rent:  
Ask Agent

Tenure: Leasehold

**view this property online [connells.co.uk/Property/LUN103846](https://www.connells.co.uk/Property/LUN103846)**

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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