



6 Ingram Gardens, Luton, LU2 7JZ

Situated in the ever popular Bushmead area of Luton, this well presented three bedroom detached home on Ingram Gardens offers generous living accommodation and an excellent location for families.

The ground floor comprises a welcoming entrance hall, a convenient downstairs cloakroom, a spacious front reception room and a large fitted kitchen providing ample storage and workspace. To the rear, a substantial conservatory creates an additional living or dining area, overlooking the garden and offering a bright, versatile space ideal for family life and entertaining.

On the first floor are three well proportioned bedrooms and a family bathroom.

Externally, the property further benefits from parking and a single garage located to the front, adding to its overall practicality and appeal.

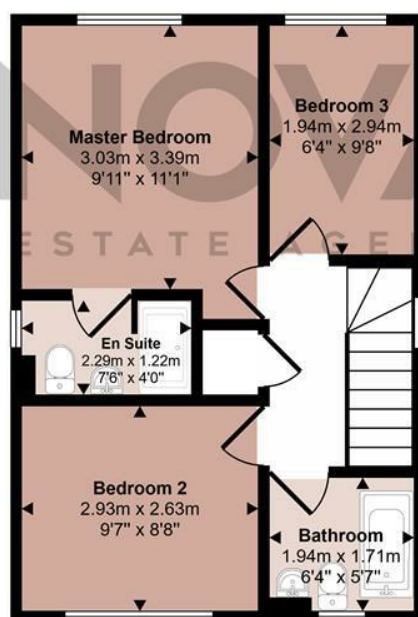
- Nova Estate Agents
- Press Play Button For 360° Walkaround Tour
- 3 Bedroom Detached Home
- Large Conservatory
- Garage and Off Road Parking
- Popular Bushmead Area
- Downstair Cloakroom
- Front and Rear Gardens

£375,000

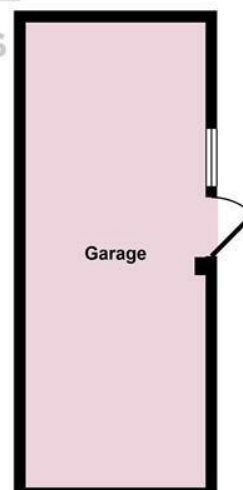
Approx Gross Internal Area
109 sq m / 1174 sq ft



Ground Floor
Approx 57 sq m / 616 sq ft



First Floor
Approx 38 sq m / 411 sq ft



Garage
Approx 14 sq m / 148 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		85
(69-80) C	70	
(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	