

63 Victoria Street, Dunstable, Bedfordshire, LU6 3AZ  
Asking Price £315,000

**ROBINSONS**



NO UPPER CHAIN A THREE DOUBLE BEDROOM PERIOD PROPERTY IN CENTRAL DUNSTABLE.

A three DOUBLE bedroom period terraced house with accommodation ARRANGED OF FOUR LEVELS: Entrance hall, lounge, separate dining room, kitchen, cellar/storage room, two double bedrooms and bathroom to first floor, 18ft Master bedroom to the second floor and an enclosed rear lawned garden.



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<https://www.robinsons-estates.co.uk>



Total area: approx. 1390.6 sq. feet



| Energy Efficiency Rating                    |                         |           |
|---------------------------------------------|-------------------------|-----------|
|                                             | Current                 | Potential |
| Very energy efficient - lower running costs |                         |           |
| (92 plus) A                                 |                         |           |
| (81-91) B                                   |                         |           |
| (69-80) C                                   |                         | 79        |
| (55-68) D                                   | 58                      |           |
| (39-54) E                                   |                         |           |
| (21-38) F                                   |                         |           |
| (1-20) G                                    |                         |           |
| Not energy efficient - higher running costs |                         |           |
| England & Wales                             | EU Directive 2002/91/EC |           |