



Connells

Grove Road
Houghton Regis Dunstable

Grove Road Houghton Regis Dunstable LU5 5PE

for sale offers in excess of
£400,000



Property Description

FOUR BEDROOMS *NO UPPER CHAIN*
OFF STREET PARKING *EXTENDED TO
REAR* *TWO BATHROOMS*

Located in the popular location of Houghton Regis, Connells is happy to present this four-bedroom mid-terrace property with no onward chain.

Entering the property, you are greeted by an entrance hall that, to your right, leads into an well spaced ground floor double bedroom. The ground floor also includes a downstairs shower room/utility space and an incredibly sized open plan kitchen/diner that features a bright, airy atmosphere perfect for entertaining.

Upstairs, the property features three good-sized bedrooms, a family bathroom and a separate WC.

Externally, the property boasts a large driveway, featuring a EV charger, that has space for multiple vehicles and a private, well-sized garden, with side access, to the rear. Located within easy reach of local amenities, schools, and transport links, this property is an ideal purchase for families, first-time buyers, or those seeking a stylish, low-maintenance property.

Entrance Porch

Door to front aspect

Entrance Hall

Laminate flooring, radiator

Cloakroom

WC, shower, wash hand basin, radiator

Lounge

laminate flooring, door to rear and side aspect, window to side aspect, radiator

Reception Room

Laminate flooring, window to front aspect, radiator

Kitchen

Wall and base units, work surfaces, space for oven, space for dishwasher, space for fridge freezer, tiling

Landing

Wood flooring

Bedroom One

Window to front aspect, laminate flooring, storage, radiator

Bedroom Two

Window to rear aspect, laminate flooring, storage, radiator

Bedroom Three

Wood flooring, window to rear aspect, storage, radiator

Bathroom

WC, wash hand basin, vanity unit, window to rear aspect, bath with shower head, tiling, radiator

Outside

Front Garden

Driveway parking via drop kerb

Rear Garden

Side access, laid to lawn, shed









Total floor area 108.2 m² (1,165 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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19 High Street North
DUNSTABLE LU6 1HX

EPC Rating: C Council Tax
Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/DUN312391



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.

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