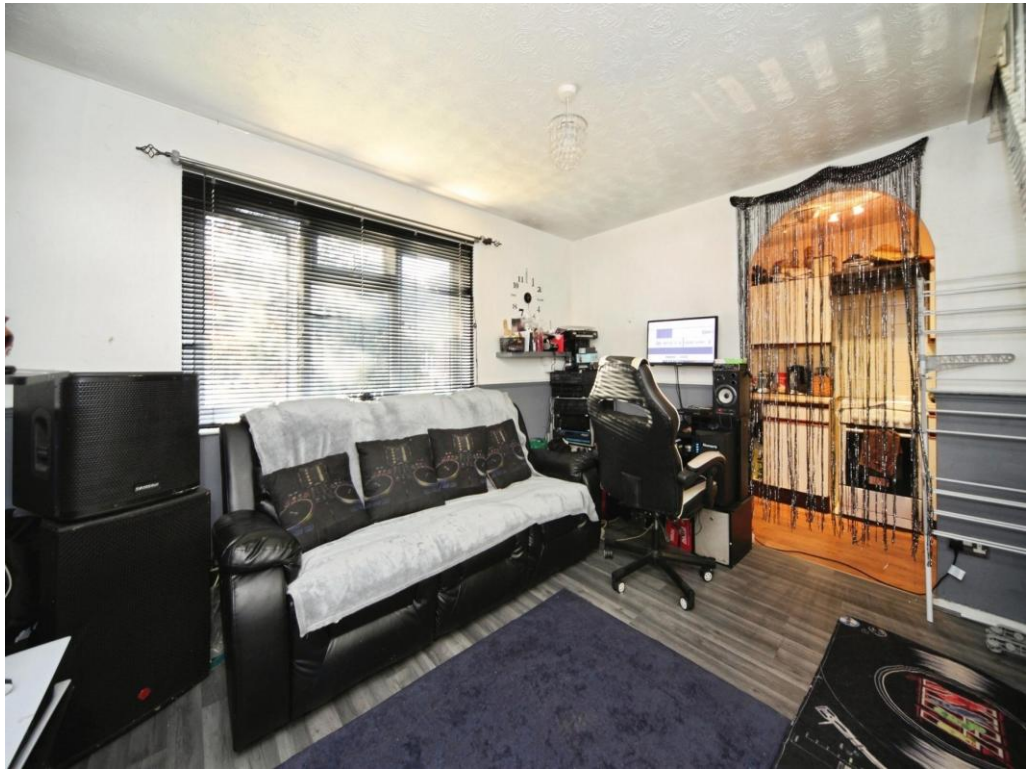


Connells

Constable Close
Houghton Regis Dunstable

Constable Close
Houghton Regis Dunstable LU5 5ST

for sale offers in excess of
£180,000







Property Description

Situated in the popular Constable Close area of Houghton Regis, this one bedroom cluster home offers fantastic potential for buyers looking to put their own stamp on a property.

The accommodation comprises an entrance hall leading into a comfortable living area, with access to the kitchen. To the first floor, there is a generous double bedroom and a bathroom serving the property.

Externally, the home benefits from a private garden, providing valuable outdoor space to enjoy during the warmer months, together with off-road parking.

Although the property would benefit from some updating, it represents an excellent opportunity for first-time buyers, investors, or those seeking a project in a sought-after residential location. Conveniently positioned close to local amenities, transport links, and countryside walks, this property is realistically priced and offered as an ideal purchase for those looking to add value.

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Lounge

Window to side aspect, electric heating, laminate flooring

Kitchen

Window to side aspect, one bowl sink and drainer, space for washing machine, cooker-hood, part tiled walls

Landing

Storage, laminate flooring

Bedroom One

Window to side aspect, wardrobes, laminate flooring

Bathroom

Window to side aspect, bath with shower head, wash hand basin, WC

Outside

Rear Garden

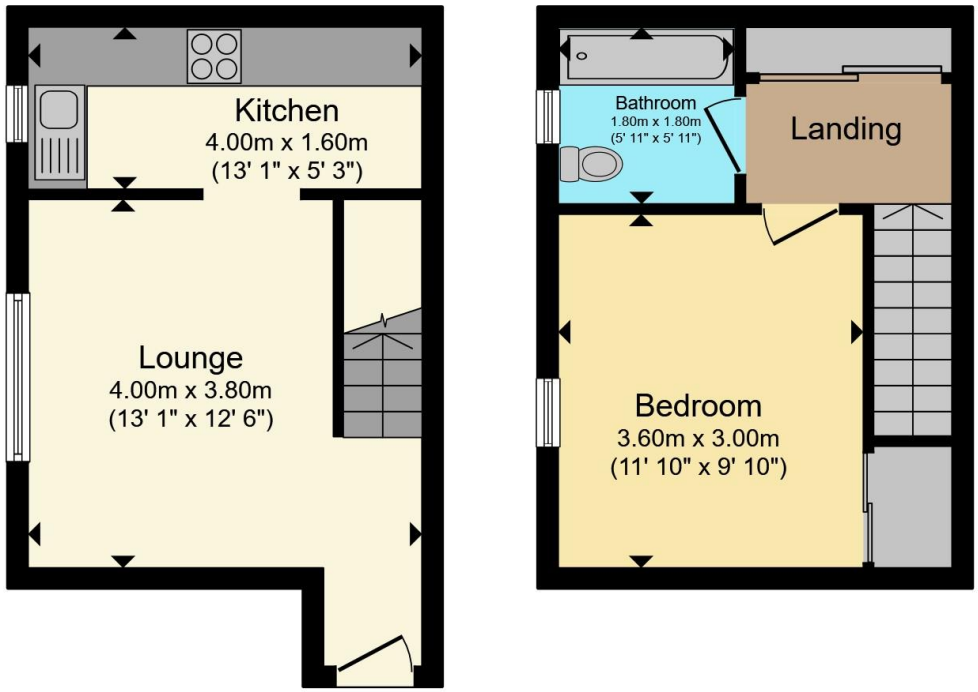
Wooden fence, gate











Ground Floor **First Floor**

Total floor area 45.0 m² (484 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

T 01582 661 265
E dunstable@connells.co.uk

19 High Street North
DUNSTABLE LU6 1HX

EPC Rating: D

Council Tax Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/DUN311759

The Property Ombudsman

tsi APPROVED CODE TRADINGSTANDARDS.GOV.UK

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 Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.