



42 Brooklands Close, Luton, LU4 9EH  
£1,600 PCM



**PR**   
PROPERTY



- EXCLUSIVE TO PR PROPERTY
- ON DRIVE PARKING
- MUST BE VIEWED

- 3 BEDROOMS
- CLOSE TO STATION

- LARGE REAR GARDEN
- AVAILABLE NOW

## 42 Brooklands Close, Luton – 3 Bed Semi-Detached House To Rent (Available Now)

Newly redecorated 3-bedroom semi-detached home in a popular Luton location, featuring a large private rear garden and driveway parking. Ideally positioned close to Leagrave Station and excellent transport links—perfect for families. Available immediately and must be viewed.

### LIVING ROOM

Bay window to side, door.

### KITCHEN/DINER

Patio door, door to:

### SUN ROOM

Patio door, door to:

### BATHROOM

Window to front, door to:

### BEDROOM 1

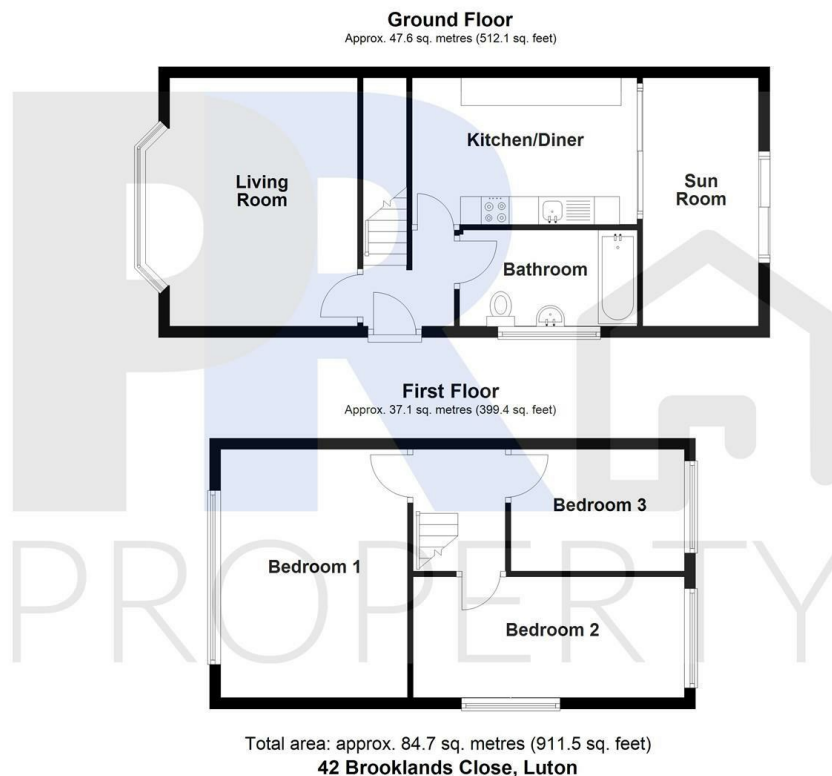
Window to side, door to:

### BEDROOM 2

Window to side, window to front, door.

### BEDROOM 3

Window to side, door to:



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>8</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>64</b>
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		<b>G</b>
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		
EU Directive		