

7 Brays Road, Luton

Luton

Offers Over £325,000

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Luton

Situated in a sought after residential area just ten minutes from the vibrant centre of Hitchin, this exceptionally well presented three bedroom semi detached house offers a superb opportunity for families and professionals alike. The property boasts three spacious double bedrooms, each offering ample space for furnishings and storage. The ground floor features a welcoming entrance hall leading to a generously sized lounge, perfect for relaxing or entertaining guests. A modern fitted kitchen opens into a bright and airy conservatory, providing an ideal space for dining or enjoying views over the rear garden. The property has been maintained to a high standard throughout and offers huge potential to extend (subject to planning permission), making it a fantastic long-term investment. Located within an excellent school catchment area, this home is ideal for families seeking quality education for their children.

The outside space is equally impressive, with a large, flat rear garden laid to lawn, providing plenty of room for children to play or for outdoor entertaining. The garden enjoys a good degree of privacy and is well enclosed, making it safe and secure for both children and pets. To the front of the property, there is off road parking for two cars, ensuring convenience for busy households and visitors alike. The overall plot size offers further scope for landscaping or the addition of outbuildings (subject to the necessary consents). With its generous outdoor space and peaceful setting, this property combines the best of suburban living with easy access to local amenities, schools, and transport links. Early viewing is highly recommended to fully appreciate the quality and potential of this delightful family home.

- Huge Potential to Extend
- Three Double Bedrooms
- Excellent School Catchment
- Large Rear Garden
- Added Conservatory
- Very Well Presented
- Sought After Location
- 10 Minutes From Hitchin



Entrance Hall

Cloakroom/WC

Lounge/Diner
22' 8" x 9' 11" (6.90m x 3.02m)

Kitchen
10' 0" x 9' 8" (3.05m x 2.94m)

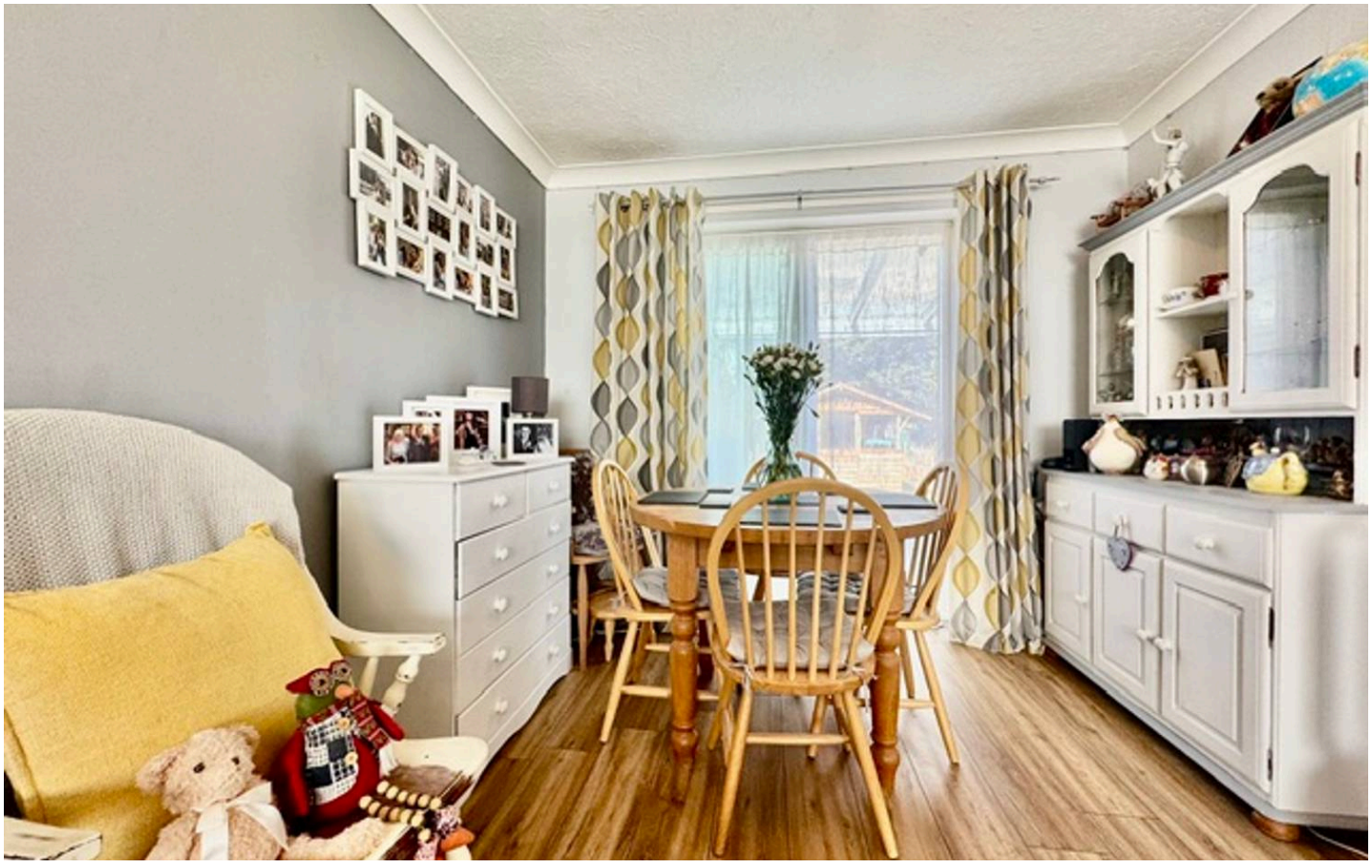
Conservatory
19' 8" x 9' 10" (6.00m x 3.00m)

Bedroom One
14' 8" x 9' 7" (4.46m x 2.92m)

Bedroom Two
11' 4" x 9' 10" (3.45m x 3.00m)

Bedroom Three
11' 4" x 6' 11" (3.45m x 2.12m)

Bathroom







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