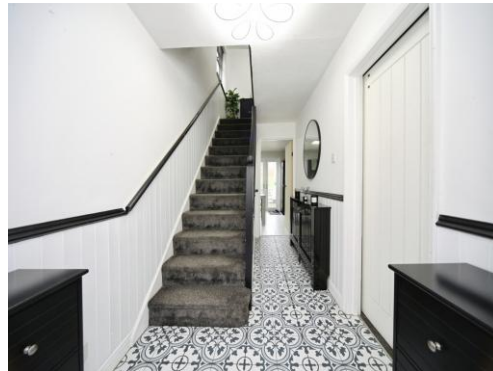




Connells

Pennine Avenue
Luton



Property Description

Connells Leagrave bring to the market a well presented three bedroom semi detached property in the sought after Sundon Park area of Leagrave. Pennine Avenue comprises an entrance hall, front lounge, kitchen diner. The middle floor contains two double bedrooms and family bathroom suite. The second floor via a loft conversion adds a double bedroom. Externally the property benefits from off street parking, garage, with a rear garden comprising of stone shingling, patio and laid to lawn area.

Pennine Avenue is located very closely to all local amenities and also benefits from great local transport links with the M1 Motorway and Leagrave train station a short drive away. Don't miss out! Call Connells Leagrave now!

Entrance Hall

Double glazed door to front aspect. Radiator.

Lounge

Double glazed window to front aspect. Television point. Radiator.

Kitchen

Double glazed window to rear aspect. Fitted kitchen comprising a range of wall and base units with work surfaces over incorporating a sink and basin unit. Induction hob with extractor fan. Plumbing for a washing machine. Space for a fridge/freezer.

Bedroom One

Double glazed window to front aspect. Cupboard space. Radiator.

Bedroom Two

Double glazed window to rear aspect. Radiator.

Bedroom Three

Sky light to rear aspect. Radiator.

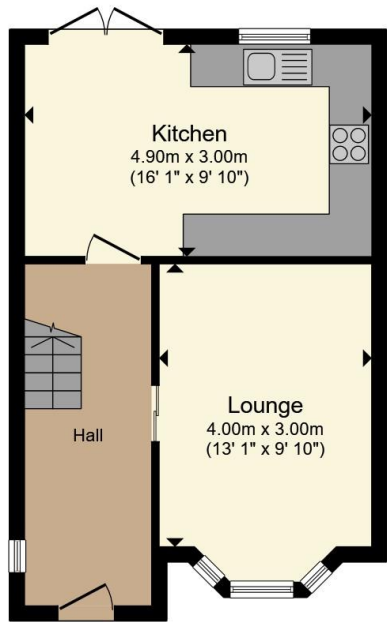
Front Garden

Paved area.

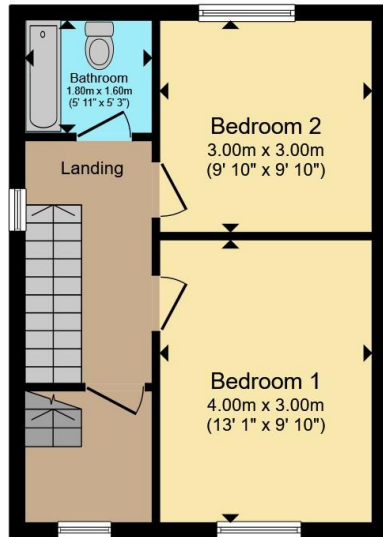
Rear Garden

Laid to lawn with a decking and stone area.

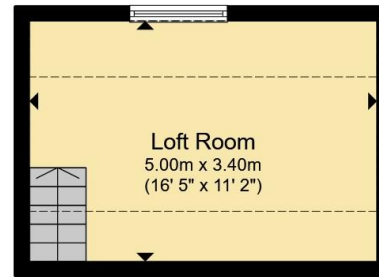




Ground Floor



First Floor



Second Floor



Total floor area 88.5 m² (952 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



To view this property please contact Connells on

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185 Marsh Road Leagrave
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EPC Rating: D Council Tax
 Band: C

view this property online connells.co.uk/Property/LGR312217

Tenure: Freehold



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 Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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