





Property Description

Located within a popular residential development in South Dunstable, this spacious four-bedroom mid-terraced townhouse offers well-proportioned accommodation arranged over three floors, making it an ideal family home.

The ground floor comprises an entrance hall, convenient cloakroom, separate fitted kitchen and a generous living/dining room with French doors opening onto the rear garden, creating an excellent space for both family living and entertaining.

On the first floor, there are three well-sized bedrooms along with a modern family bathroom serving this level.

Occupying the entire second floor, the impressive principal bedroom provides a peaceful retreat and benefits from its own en suite shower room.

Externally, the property enjoys a private rear garden, with the added advantage of a detached garage and allocated parking. The property is conveniently positioned for excellent transport links, local amenities, schools and green spaces, making it perfectly

suited for commuters and growing families alike.

An internal viewing is highly recommended to fully appreciate the space and accommodation on offer.

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.

Ground Floor

Entrance Hall

Laminate flooring, radiator

Cloakroom

Window to front aspect, extractor fan, wash hand basin, WC, tiled flooring, radiator

Lounge

Window to rear aspect, French doors, laminate flooring, two radiators, storage

Kitchen

Window to front aspect, tiled floor, electric oven and gas hob, integrated dishwasher, one bowl sink and drainer, space for washing machine

First Floor

Bedroom Two

Window to front aspect, built in wardrobe, radiator, laminate flooring

Bedroom Three

Window to rear aspect, built in wardrobe, radiator, laminate flooring

Bedroom Four

Window to front aspect, radiator, laminate flooring

Bathroom

Window to rear aspect, tiled flooring and partly tiled walls, bath with shower, heated towel rail, wash hand basin, WC

Second Floor

Bedroom One

Built in wardrobes, carpet, two radiators, skylight to rear aspect

Ensuite

Skylight to front aspect, single shower, WC, wash hand basin, heated towel rail, tiled flooring

Outside

Front Garden

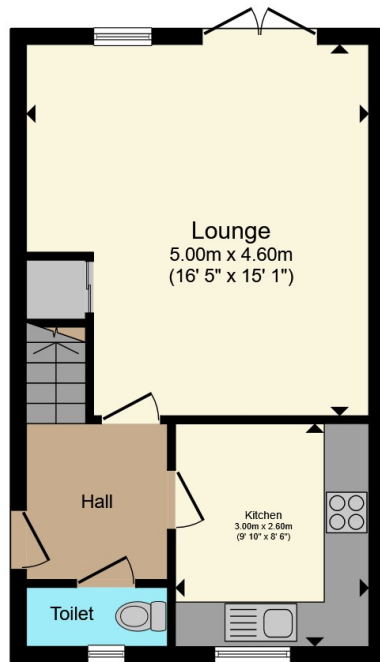
Shrubs, Paved pathway to door

Rear Garden

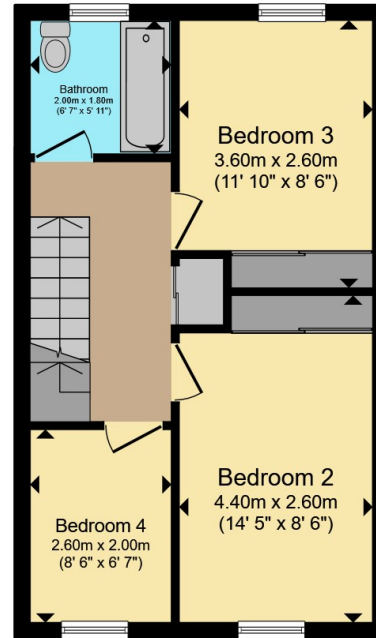
Patio area, laid to lawn, water supply, wooden fence



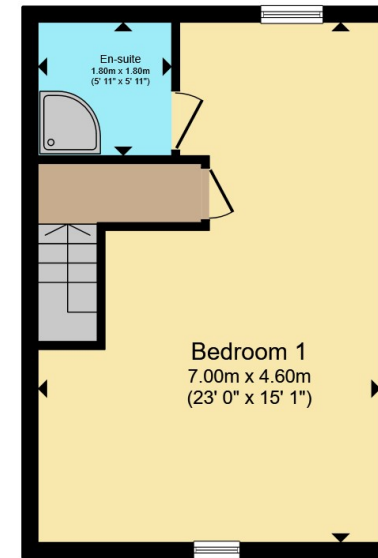




Ground Floor



First Floor



Second Floor

Total floor area 106.7 m² (1,149 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

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EPC Rating: C Council Tax
Band: E

Tenure: Freehold

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Property Ref: DUN312585 - 0004