



Connells

Bidwell Hill
Houghton Regis Dunstable

Bidwell Hill

Houghton Regis Dunstable LU5 5EP

for sale
£390,000



Property Description

Located in the sought-after Bidwell Hill area of Houghton Regis, this well-presented three bedroom semi-detached home offers spacious and versatile accommodation, making it an ideal purchase for growing families.

The ground floor features a generous lounge, providing the perfect space for relaxing and entertaining, alongside a good-sized kitchen offering ample storage and workspace. A particular highlight of the property is the converted garage, which is currently utilised as a utility room and benefits from its own shower room comprising a shower, wash hand basin and W/C. This flexible space could easily be used as an additional reception room, playroom, home office, guest accommodation or hobby room to suit a buyer's needs.

Upstairs, the property offers three well-proportioned bedrooms served by a family bathroom. Outside, there is a driveway to the front providing off-road parking for two cars, while the rear garden offers an ideal space for family enjoyment and outdoor entertaining.

Conveniently positioned close to local amenities, schools and transport links, this

versatile family home offers excellent living space and flexibility throughout.

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.

Shower Room

WC, double power shower, wash hand basin, extractor fan, tiled flooring

Lounge

Window and French doors to rear aspect, two radiators

Kitchen

Window to front aspect, space for gas hob and oven, one and a half bowl sink and drainer, wall and base units, radiator, tiled flooring

Utility Room

Window to front aspect, integrated washer dryer, radiator, laminate flooring, storage

Landing

To first floor

Bedroom One

Window to rear aspect, built in wardrobes, radiator, carpet

Bedroom Two

Window to front aspect, built in wardrobe, carpet

Bedroom Three

Window to rear aspect, radiator, carpet

Bathroom

Heated towel rail, tiled floor and walls, double shower, separate WC with wash hand basin and tiled floor and walls

Outside

Front Garden

Driveway for 2 cars

Rear Garden

Court area tiled, gravel, shed, gate to rear







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: C Council Tax
Band: C

Tenure: Freehold

[check out more properties at connells.co.uk](http://connells.co.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 Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: DUN312651 - 0003