

Dunstable Office:

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HOUSEHOLD
estate agents

Residential Sales • Property Management • Lettings

Willoughby Close, Dunstable

£390,000 Freehold



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The Property Experts with the Personal Touch

Willoughby Close, Dunstable

£390,000



Front

Entrance Hall

11'6" x 2'11" (3.50m x 0.88m)

Providing access to all ground floor accommodation and stairs to first-floor landing, fitted with radiator, laminate flooring.

Living Room

15'4" x 10'6" (4.67m x 3.21m)

Fitted carpet, double glazed bay window to front, radiator.

Dining Room

10'3" x 8'2" (3.12m x 2.50m)

Laminate flooring, radiator, double glazed sliding doors to rear garden.

Kitchen

11'0" x 8'3" (3.35m x 2.51m)

Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink with mixer tap, integrated fridge/freezer, plumbing for washing machine and dishwasher, built-in eye-level electric fan assisted oven, built-in four ring gas hob with extractor hood over, built-in eye-level microwave, ceramic tiled flooring with underfloor heating, double glazed window to rear.

WC

6'6" x 2'8" (1.98m x 0.82m)

Two-piece suite comprising wash hand basin and low-level WC, tiled splashback, radiator, ceramic tiled flooring, obscure double window to side.

Landing

8'7" x 5'11" (2.62m x 1.80m)

providing access to all first floor rooms, storage cupboard and loft, fitted with carpet, double glazed window to side.

Master Bedroom

13'3" x 8'8" (4.04m x 2.64m)

Fitted carpet, radiator, double door to built-in wardrobes. double glazed window to rear.

En-suite Shower Room

3'10" x 7'5" (1.16m x 2.26m)

Three-piece suite with tiled shower enclosure and low-level WC tiled splashback, double glazed window to rear, heated towel rail.

Bedroom 2

10'0" x 9'0" (3.05m x 2.75m)

Fitted carpet, radiator, double door to built-in wardrobe, double glazed window to front.

Bedroom 3

6'6" x 7'7" (1.99m x 2.31m)

Fitted carpet, radiator, double glazed window to front.

Bathroom

6'1" x 7'9" (1.86m x 2.36m)

Three-piece suite comprising deep panelled bath with shower attachment over, wash hand basin and low-level WC, tiled splashbacks radiator, obscure double glazed window to side.

Driveway & Garage

Driveway for one vehicle leading to a single garage with up and over door.

Rear Garden

Artificial lawn, gated access, enclosed by fencing.

address: 15b High Street North
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email: dunstable@house-hold.co.uk

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Additional Office: **Toddington:** 2-4 High Street
- 01525 877 771

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MISDESCRIPTIONS ACT: Household Estate Agents Ltd. For themselves and for the vendors of this property, whose agents they are, give notice that the particulars are set out as a general outline only for the guidance of intended purchasers and do not constitute or constitute part of any offer or contract. All descriptions, dimensions reference to condition and necessary permissions for use and occupation and other details are given without responsibility, and any intending purchasers should not rely upon them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their correctness. No person in the employment of Household Estate Agents Limited has any authority to give or make any representation or warranty whatsoever in relation to this property.

This THREE BEDROOM family home boasts TWO RECEPTION ROOMS, MASTER BEDROOM WITH EN-SUITE, GARAGE & DRIVEWAY plus a PRIVATE REAR GARDEN and is enviably located in a QUIET CUL-DE-SAC in SOUTH WEST DUNSTABLE.

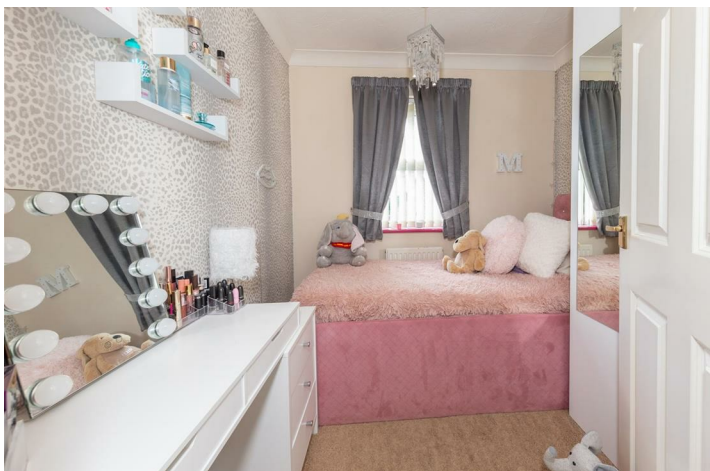
Household Estate Agents are delighted to offer for sale this WELL-PRESENTED DETACHED property that further benefits from UNDERFLOOR HEATING in the kitchen, a DOWNSTAIRS W.C plus DOUBLE GLAZING throughout.

Positioned in the SOUGHT AFTER & DESIRABLE area of South West Dunstable, Willoughby Close is within easy walking distance to the town centre and a whole host of amenities including shopping centre, Theatre, Leisure Centre & Library. Bus stops for the GUIDED BUSWAY serving LUTON CENTRAL TRAIN STATION & LONDON LUTON AIRPORT are close by. By Car, the A5 is accessible in a matter of moments and Junctions 9, 11 & 11A of the M1 motorway are within a 10-minute drive.

The accommodation itself consists of an entrance hall, living room, dining room, kitchen & W.C to the ground floor. On the first floor, you will find the master bedroom with an en-suite shower room, a further double bedroom, a single bedroom, and a family bathroom.

The property is perfect for a whole host of purchasers but families in particular and provides EXCELLENT SCHOOL CATCHMENTS being served by WATLING LOWER, PRIORY ACADEMY & QUEENSBURY ACADEMY.

PLEASE CONTACT YOUR LOCAL HOUSEHOLD ESTATE AGENTS' OFFICE WITHOUT FURTHER DELAY TO ARRANGE YOUR APPOINTMENT TO VIEW.



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