



80 Dexter Close, Luton, Bedfordshire, LU3 4DY
£1,000 PCM

- AVAILABLE SOON
- GARAGE
- PRIVATE GARDENS
- MUST BE VIEWED

- 3 BEDROOMS
- ON DRIVE PARKING FOR 2 CARS
- WC

- KITCHEN / DINER
- LOUNGE
- GREAT LOCATION

**** EXCLUSIVE TO P&R PROPERTY LETTINGS **** Available to let is this lovely 3 bedroom house located in a quiet close in Barton Hills. The property benefits from accommodation comprising entrance hall, wc, lounge, kitchen / diner, 3 bedrooms and family bathroom. Outside you have a rear garden, on drive parking for two cars and garage.

ENTRANCE HALL

WC

LOUNGE 13'11" X 14'11" (4.24M X 4.54M)

KITCHEN/DINING ROOM 8'7" X 14'11" (2.62M X 4.54M)

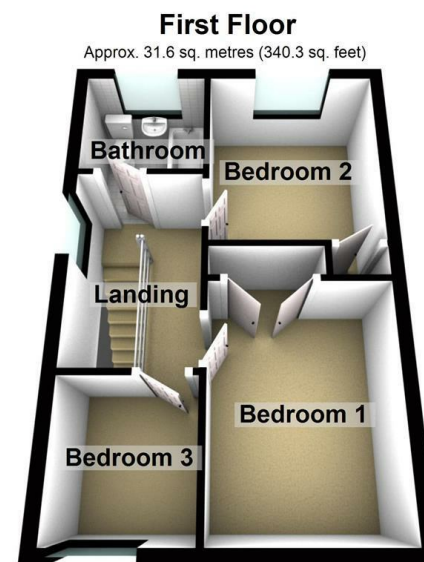
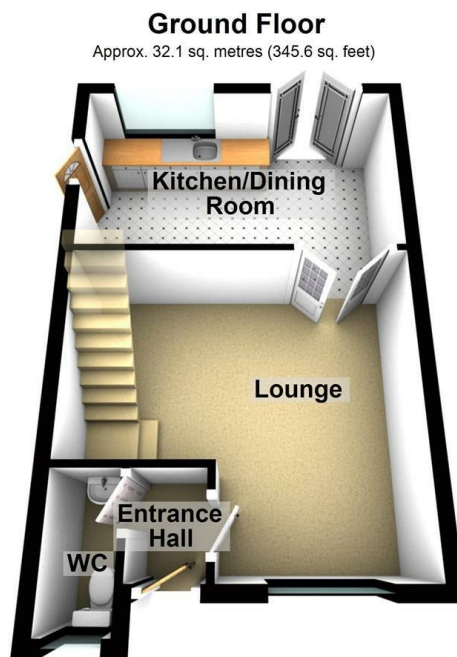
LANDING 9'9" X 6'2" (2.98M X 1.88M)

BEDROOM 1 11'3" X 8'5" (3.42M X 2.57M)

BEDROOM 3 6'10" X 6'2" (2.08M X 1.88M)

BEDROOM 2 9'6" X 8'5" (2.90M X 2.57M)

BATHROOM 5'7" X 6'2" (1.70M X 1.88M)



Total area: approx. 63.7 sq. metres (685.9 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC