

Dunstable Office:
01582 477 077



Residential Sales • Property Management • Lettings

14 Auction House, John Street, Luton, Beds, LU1 2JQ

£795 Per Month



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The Property Experts with the Personal Touch

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THIRD FLOOR

Part glazed front door to:

ENTRANCE HALL

Double radiator, door to storage cupboard, door to:

LOUNGE KITCHEN

20'7" x 15'3" (6.27 x 4.65)

LOUNGE AREA - Double glazed window to side and rear, two double radiators, laminate flooring, ceiling spotlights, double door to small balcony.

KITCHEN AREA

Fitted with a matching range of base and eye level units with worktop space over, one and a half bowl stainless steel sink unit with single drainer, plumbing for automatic washing machine, fitted electric oven, built-in four ring electric hob with extractor hood over.

BEDROOM 1

13'3" x 8'6" (4.05 x 2.58)

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

BEDROOM 2

17'2" x 6'8" (5.23 x 2.03)

Double glazed window to rear, double radiator.

BATHROOM

Fitted with three piece suite comprising bath with shower

attachment, wash hand basin and low-level WC, frosted double glazed window to front, tiled flooring.

address: 15b High Street North
Dunstable, Beds LU6 1HX

telephone: 01582 477 077

email: dunstable@house-hold.co.uk

website: www.house-hold.co.uk

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

The Property Experts with the Personal Touch

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.

BRIGHT & SPACIOUS APARTMENT benefiting from a FITTED KITCHEN, MODERN BATHROOM, LIFT TO ALL FLOORS, BALCONY, WALKING DISTANCE TO TOWN CENTRE & all of it AMENITIES, walking distance to LUTON'S THAMESLINK MAINLINE RAILWAY STATION, COMMUTER LINKS TO LONDON/ LUTON AIRPORT, J10 of the M1, LARGE LOUNGE DINER, DOUBLE BEDROOM'S, DOUBLE GLAZING, AVAILABLE IMMEDIATELY on an UNFURNISHED BASIS.

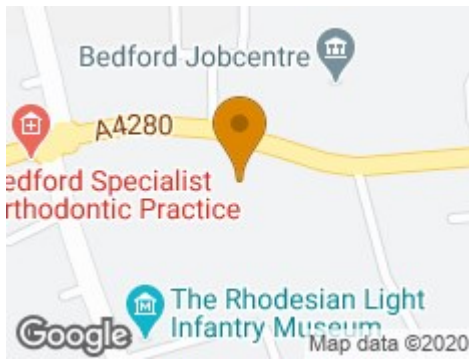
AUCTION HOUSE is centrally located in LUTONS TOWN CENTRE and is within walking distance to all of it's amenities including local shops, schools, parks, 24 minutes on the fast train from Luton's Mainline Thames-Link Train Station, commuter links to LONDON LUTON AIRPORT. To fully appreciate the fantastic benefits on offer please contact your local HOUSEHOLD LETTING AGENTS office without further delay to arrange an appointment to view.

address:	15b High Street North Dunstable, Beds LU6 1HX	Additional Office:	Toddington: 2-4 High Street - 01525 877 771
telephone:	01582 477 077		
email:	dunstable@house-hold.co.uk		
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Road Map



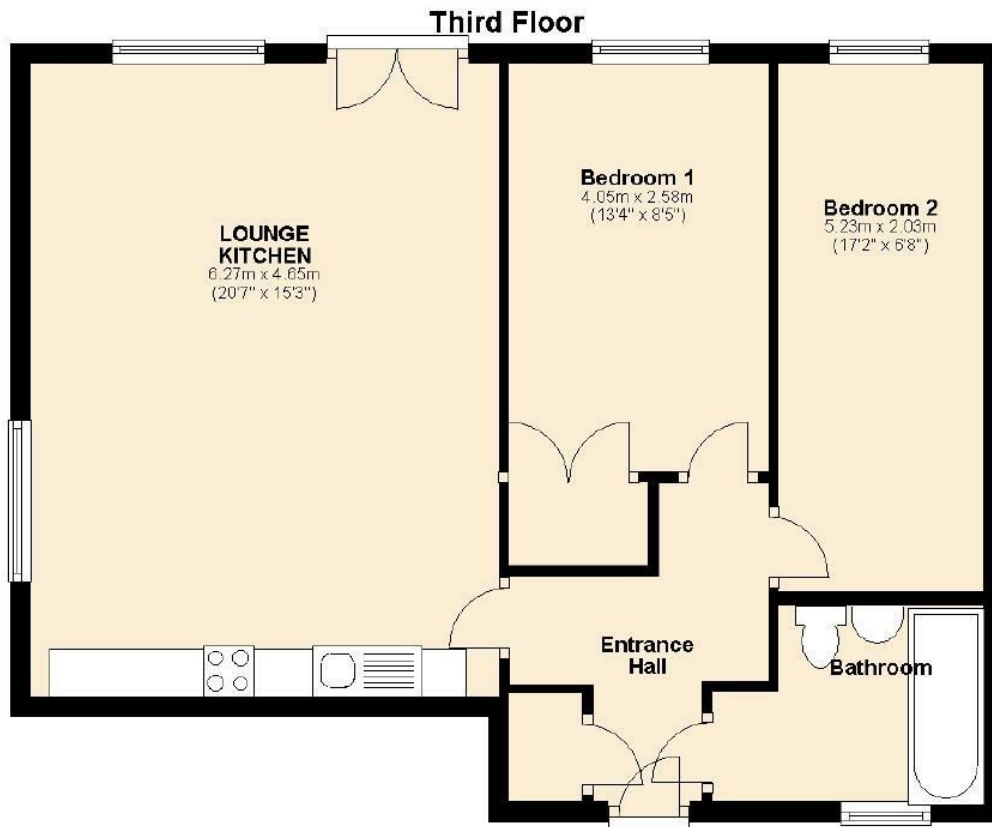
Hybrid Map



Terrain Map



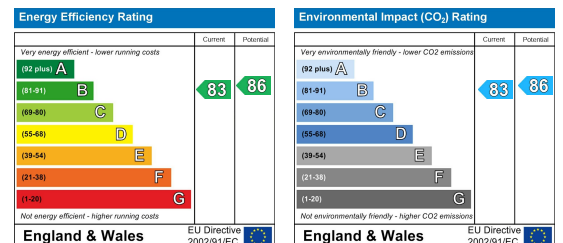
Floor Plan



Viewing

Please contact our Dunstable - Sales. Office on 01582 477 077 if you wish to arrange a viewing appointment for this property or require further information.

EPC



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