



170c Beechwood road, Luton, Bedfordshire, LU4 9SA
£625

- AVAILABLE END OF JANUARY 2021
- MODERN BATHROOM

- ONE BEDROOM MAISONETTE
- EXCELLENT CONDITION

- MODERN KITCHEN
- MUST BE VIEWED

**** EXCLUSIVE TO P&R PROPERTY LETTINGS ** AVAILABLE TO LET END OF JANUARY 2021 ** FABULOUS ONE BEDROOM MAISONETTE ** MODERN KITCHEN & BATHROOM ** GOOD SIZED ROOMS ** EXCELLENT CONDITION ** MUST BE VIEWED ****

LIVING ROOM 16'5" X 10'0" (5.00M X 3.05M)

KITCHEN 5'8" X 4'9" (1.72M X 1.44M)

SHOWER ROOM

BEDROOM 1 10'10" X 10'0" (3.30M X 3.05M)

Ground Floor



First Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		74
(55-68)	D		
(39-54)	E	43	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	