



Hockwell Ring, Luton, Bedfordshire, LU4 9NN

Price £290,000 Freehold

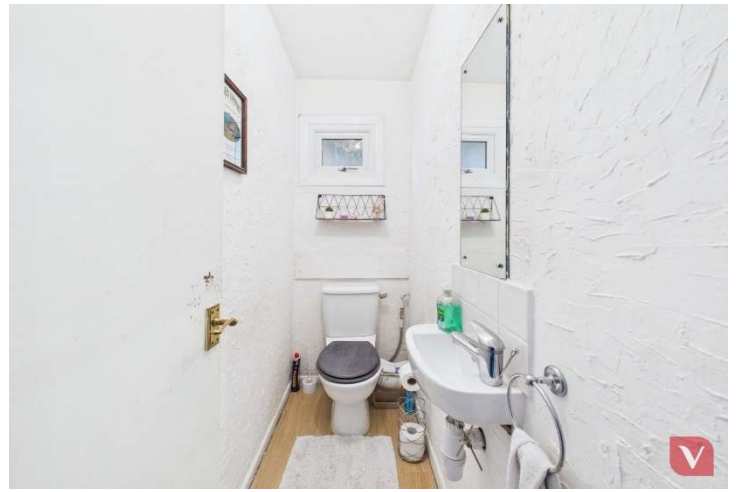


Venture Residential are delighted to bring to the market this well-presented three-bedroom family home, situated in the popular Hockwell Ring area of Luton. Offering a spacious layout and modern features, this property is ideal for families or first-time buyers.



Hockwell Ring

Luton, LU4 9NN



- Three bedroom semi detached
- Spacious living areas
- Downstairs WC
- Easy to maintain rear garden
- Walking distance to Leagrave railway station
- Good condition throughout
- Close to local amenities



Venture Residential are delighted to bring to the market this well-presented three-bedroom family home, situated in the popular Hockwell Ring area of Luton. Offering a spacious layout and modern features, this property is ideal for families or first-time buyers looking for a comfortable and convenient home.

Upon entering, you are welcomed into a bright and airy living room, providing a perfect space for relaxation and entertaining. The open-plan kitchen and dining area create a sociable atmosphere, making it an ideal spot for family meals or hosting guests. The kitchen is well-equipped with ample storage and workspace, catering to all your culinary needs. Additionally, the ground floor benefits from a convenient downstairs W.C., adding extra practicality to the home.

The first floor comprises three generously sized bedrooms, all of which offer plenty of space for growing families. The family bathroom is also located on this level, fitted with essential amenities to suit everyday living.

Externally, the property boasts a low-maintenance rear garden, featuring a combination of patio and astro turf grass—perfect for those who prefer an easy-to-manage outdoor space. Whether you're looking for a safe play area for children or a space to enjoy outdoor dining, this garden is designed for minimal upkeep while still offering a pleasant environment.

To the front of the property, off-road parking is available for multiple vehicles, ensuring convenience for homeowners and visitors alike.

Hockwell Ring is a well-connected location, within walking distance to Leagrave railway station, making it an excellent choice for commuters. Additionally, a variety of shops and takeaways are just around the corner, providing easy access to everyday essentials and dining options. Schools, parks, and other local amenities are also nearby, making this a great choice for families.

With its spacious interior, modern features, and prime location, this property presents a fantastic opportunity for those looking to step onto the property ladder or expand their investment portfolio.



Ground Floor



Floor 1



Approximate total area[†]
885.86 ft²
82.3 m²

Reduced headroom
15.11 ft²
1.4 m²

(1) Excluding balconies and terraces

Reduced headroom
..... Below 5 ft/1.5 m

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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Notice

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate and photographs provided for guidance only.



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