

135 Coverdale, Luton, LU4 9XG
Auction Guide £200,000

ROBINSONS



BEING SOLD VIA SECURE SALE ONLINE BIDDING. TERMS & CONDITIONS APPLY. STARTING BID £200,000.

A WELL PRESENTED, TWO BEDROOM TERRACED FAMILY HOME, SOLD WITH A TENANT IN SITU CURRENTLY PAYING £1,250 PCM, NESTLED IN A QUIET CUL-DE-SAC LOCATION IN COVERDALE WITH A SOUTH FACING GARDEN, IDEALLY LOCATED FOR M1 TRANSPORT LINKS.

The accommodation comprises an entrance hall leading through to a bright and spacious open-plan living and dining room, featuring bifolding doors opening directly onto the rear garden, creating an excellent space for both everyday living and entertaining. The kitchen is positioned off the main living area and provides practical workspace and storage.

To the first floor, the landing gives access to two generous double bedrooms, both benefitting from built-in wardrobes, along with a well-appointed family bathroom. The property further benefits from a fully boarded loft, offering valuable additional storage and potential for future use, subject to the necessary consents.



Total Area: 62.7 m²

All measurements are approximate and for display purposes only



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			91
(81-91) B			
(69-80) C			
(55-68) D		65	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	