

PR 
PROPERTY

14 Campania Grove, Luton, LU3 4DD
£950 PCM

- EXCLUSIVE TO PR PROPERTY
- Close proximity to local supermarket
- Quiet residential setting
- One bedroom maisonette ideal for single occupants or couples
- Available August 2025
- Allocated parking space for ease of access
- Convenient transport links nearby

**** Exclusive to PR Property ****

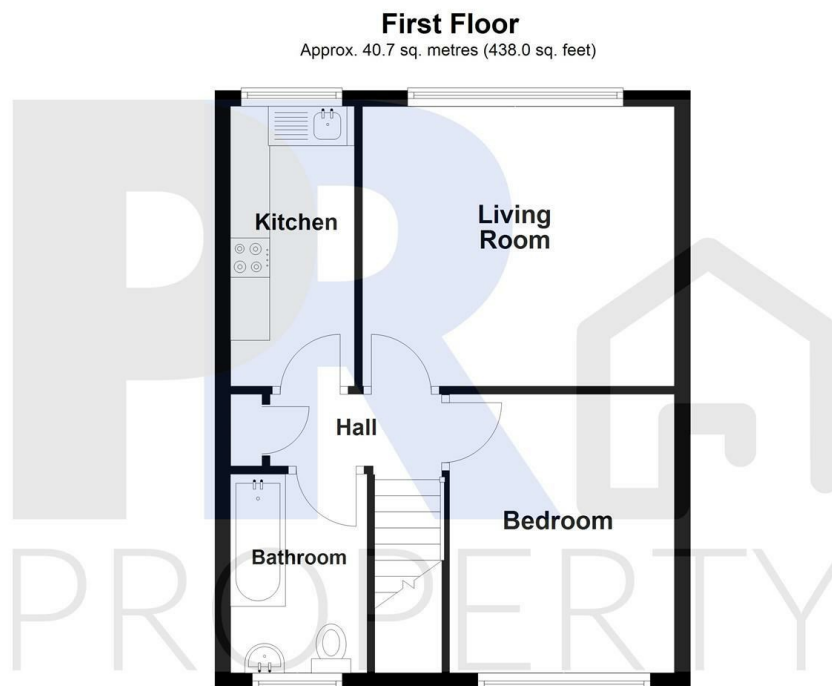
This attractive one-bedroom first-floor maisonette in Campania Grove, Luton, offers comfortable living with an allocated parking space, ideal for convenience in a bustling area. Situated close to a local supermarket and excellent transport links, it suits someone seeking practical access for daily errands and commuting. Available from August 2025, the property provides a cosy living environment on a manageable scale, perfect for singles or couples.

LIVING ROOM 13'00 X 11'8 (3.96M X 3.56M)

KITCHEN 11'8 X 5'1 (3.56M X 1.55M)

BEDROOM 11'9 X 9'6 (3.58M X 2.90M)

BATHROOM 8'4 X 5'1 (2.54M X 1.55M)



Total area: approx. 40.7 sq. metres (438.0 sq. feet)

14 Campania Grove, Luton

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	76
(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		