



73 Althorp Road, Luton, LU3 1JX  
£1,350



- TWO BEDROOMS
- CLOSE TO TOWN CENTER
- ON STREET PARKING

- TWO RECEPTIONS
- GAS CENTRAL HEATING
- AVAILABLE NOW

- CLOSE TO SCHOOLS
- PRIVATE REAR GARDEN
- MUST BE VIEWED

This two bedroom house on Althorp Road offers versatile living accommodation perfect for families or professionals. The property boasts two separate reception rooms, providing excellent space for both relaxing and entertaining. Both bedrooms are generously proportioned doubles, offering comfortable living space. Outside, you'll find a private rear garden—ideal for enjoying warmer months or providing a safe space for children to play. With gas central heating throughout, the property stays warm and cozy year round. The location is superb, being close to local schools and just a short distance from Luton town center, making daily commutes and amenities incredibly convenient. Available now and ready to become your new home. This one really must be viewed to appreciate what's on offer.

**LIVING ROOM 11'0" X 10'11" (3.36 X 3.33)**

**DINING ROOM 11'5" X 11'0" (3.50 X 3.36)**

**KITCHEN 10'9" X 6'9" (3.3 X 2.06)**

**WET ROOM**

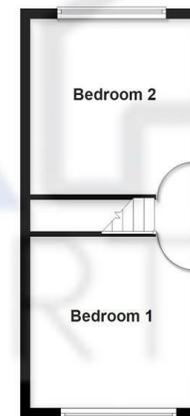
**BEDROOM ONE 11'5" X 12'6" (3.50 X 3.83 )**

**BEDROOM TWO 12'6" X 10'11" (3.83 X 3.34)**

**Ground Floor**  
Approx. 37.1 sq. metres (399.4 sq. feet)



**First Floor**  
Approx. 26.2 sq. metres (281.8 sq. feet)



Total area: approx. 63.3 sq. metres (681.2 sq. feet)  
73 Althorp Road, Luton

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