



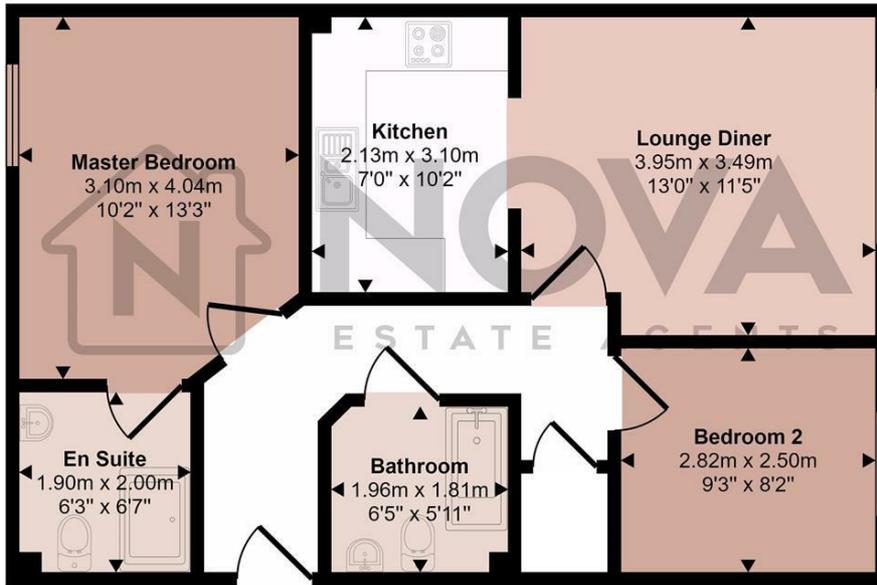
50 The Wickets, Luton, Bedfordshire, LU2 7JB

Situated in the highly sought after The Wickets development just off Old Bedford Road, this well presented ground floor flat offers comfortable living in a convenient and popular location. The property benefits from two spacious double bedrooms, including a master bedroom with en-suite, a large and bright lounge and a modern fitted kitchen designed for everyday practicality, along with the added advantage of allocated parking. Ideally positioned, the property is within close proximity to the ever popular Wardown Park, perfect for leisure walks and outdoor activities and is only a short stroll from the town centre and train station, providing excellent transport links and access to a wide range of shops, restaurants, and amenities. The property is available immediately on an unfurnished basis and would make an ideal home for professionals, couples, or a small family seeking well located accommodation. Call Nova Estate Agents to arrange a viewing.

- Nova Estate Agents
- Large 2 Bedroom Apartment
- En-suite to Master Bedroom
- Allocated Parking
- Available Now
- Close to Town Centre and Station

£1,300 Per month

Approx Gross Internal Area
58 sq m / 630 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	79	80
(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	