



**The Limes  
London Road  
Luton  
Bedfordshire  
LU1 3RG**

**Offers in Excess of £109,000**

**bettermove**



# London Road Luton

Bettermove are proud to present this 1 bedroom flat in Luton available with no forward chain and welcoming cash buyers only.

The property benefits from double glazing, gas central heating throughout and has off street parking available via an allocated parking space. The council tax band is A.

The property is tenanted and rental yields can be obtained through Bettermove.

This is a leasehold property with 63 years remaining on the lease; the ground rent is £80 per annum and the service charge is approximately £1,980 per annum.

The interior of this property comprises a spacious living room, fitted kitchen, double bedroom and bathroom. The exterior boasts a communal gardens, perfect for enjoying the summer months.

Located in the popular town of Luton, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from Luton Train Station, the M1 and many local buses.

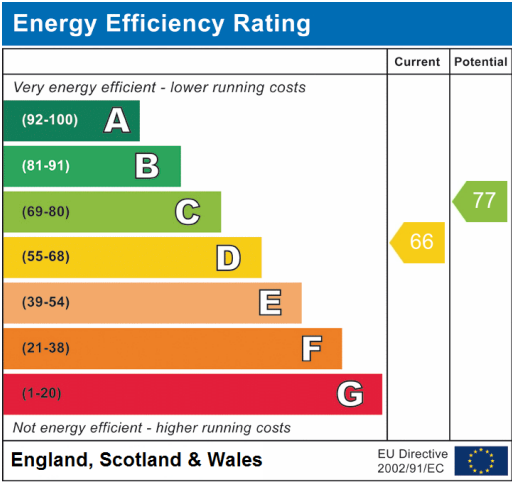
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.

You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.





20-22 Bridge End, Leeds, LS1 4DJ  
t: 0330 004 0050 e: hello@bettermove.co.uk  
[www.bettermove.co.uk](http://www.bettermove.co.uk)