

**Lot 184**

**Flat 11, Park Crescent, 56 Park Street, Luton, LU1 3FU**



All enquiries Ref: Richard Vango

- Long leasehold first floor self contained flat
- Full vacant possession

**Location:**

The property is situated on Park Street at its junction with Cumberland Street. Public transport links include Luton Train Station together with local bus services serving the surrounding area. Road communications are provided by the A505 and A1081 providing a link to the M1 Motorway. A comprehensive range of shops cafes and restaurants are available in Luton Town Centre.

**Accommodation:**

One bedroom, reception room open to kitchen, bathroom/WC

**EPC rating:** C

**Council Tax Band:** A

**Lease:**

Held on a lease for a term of 250 years from 20th September 2016 at a ground rent of £175 per annum

**To view:**

Strictly by arrangement with the auctioneers. Please see important advice for viewers on page 19 of this catalogue.

