



Churchgate | Great Barford | Bedford | MK44 3HW

Asking Price £695,000

LEPORE
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A Rarely available and totally UNIQUE and spacious FOUR bedroom Detached chalet style bungalow ideally situated on the East side of Bedford in the HIGHLY REGARDED and sought after village known as Great Barford and nestled in a small and quite development containing four properties. this STUNNING home briefly comprises hall way, 22ft Lounge with vaulted ceilings, 13ft Dining Room, 15ft kitchen, 13ft conservatory, utility room, downstairs bathroom and separate WC, three double bedrooms on the ground floor, galleried landing, 15ft Master bedroom with en suite and study, wrap around garden with double garage and driveway to side.

The A1/M1 southern bypass and all local amenities are conveniently situated close by. To fully appreciate this wonderful property an internal and external inspection is strongly advised. NO UPWARD CHAIN. Call to view.

- DETACHED
- 22ft LOUNGE WITH VAULTED CEILINGS
- 13ft CONSERVATORY
- DOUBLE GARAGE
- IDYLIC SETTING
- FOUR BEDROOMS
- 13ft DINING ROOM
- 15ft KITCHEN
- WRAP AROUND GARDEN
- NO UPWARD CHAIN

Entrance Hall

Double glazed door and window to front, two built in cupboards , doors leading to main rooms.

Cloakroom/WC

7'3 x 3'1 (2.21m x 0.94m)

Two piece suite comprising low level WC, vanity wash hand basin, double glazed window to front.

Bathroom

7'8 x 7'5 (2.34m x 2.26m)

Four piece suite comprising walk in bath with mixer shower over, low level WC, vanity wash hand basin, shower cubicle, heated towel rail, double glazed window to front.

Lounge

22'1 x 12'ft (6.73m x 3.66mft)

Vaulted ceiling, double glazed picture window to front, feature brick built central fire place with tiled hearth, spiral staircase to first floor, double glazed patio door leading to conservatory, walk through to



A rarely available and unique detached chalet bungalow beautifully positioned in a quite development of four properties situated in the highly regarded and sought after village known as Great Barford.



Dining Area

13'3 x 10'3 (4.04m x 3.12m)

Double glazed window to rear and side, vaulted beamed ceiling door to

Kitchen

15'7" x 8'11" (4.75 x 2.74)

Built in four ring gas hob with double oven under and extractor fan over, base and wall mounted units, integrated dish washer, and fridge freezer, inset spotlighting, double glazed window to rear door to

Utility Room

6'3 x 6'3 (1.91m x 1.91m)

Base and wall mounted units, plumbing for washing machine, double glazed windows to sides, double glazed window to rear.

Conservatory

13ft x 10'5 (3.96mft x 3.18m)

Brick built and double glazed construction, tiled flooring, double doors to side.

Bedroom 2

12'6 x 9'10 (3.81m x 3.00m)

Double glazed window to front, built in wardrobe, ceiling fan.

Bedroom 3

12'6 x 9'10 (3.81m x 3.00m)

Double glazed window to rear, built in wardrobe.

Bedroom 4

10'3 x 8'8 (3.12m x 2.64m)

Double glazed window to rear, built in wardrobe.

Landing

Galleried Landing, Velux Window, doors to main rooms.

Master Bedroom

15'11 x 13ft (4.85m x 3.96mft)

Double glazed windows to front and rear, Built in mirrored wardrobes, fitted drawers, EN-SUITE three piece suite comprising low level WC, pedestal wash hand basin, shower cubicle, inset spot lighting, Velux window to rear.

Study

6'6 x 6'4 (1.98m x 1.93m)

Velux window to rear, door leading to boiler room housing wall mounted boiler.

Front Garden

Pathway leading to front porch, gated side access, monobloc driveway leading to double garage, flower and shrub borders, security lighting.

Rear Garden

Wrap around garden comprising patio area, garden shed, gated side access, two water taps, green house, laid to lawn with flower and shrub borders, brick and wood panel fence surround, raised decking with ornamental pond.

Double Garage

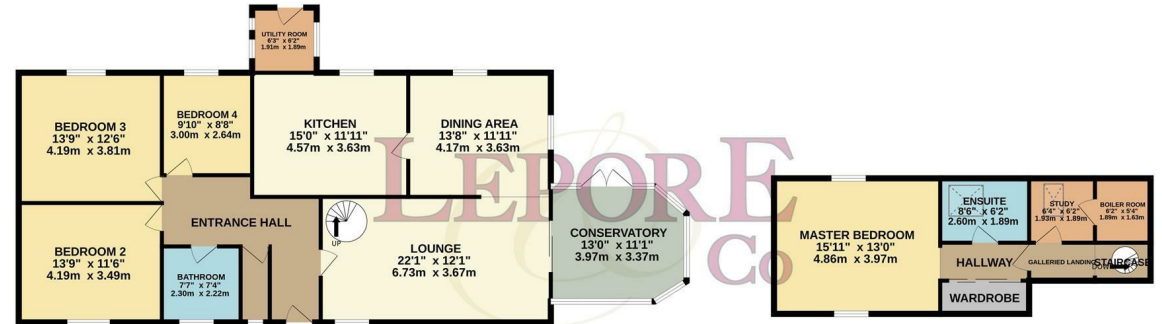
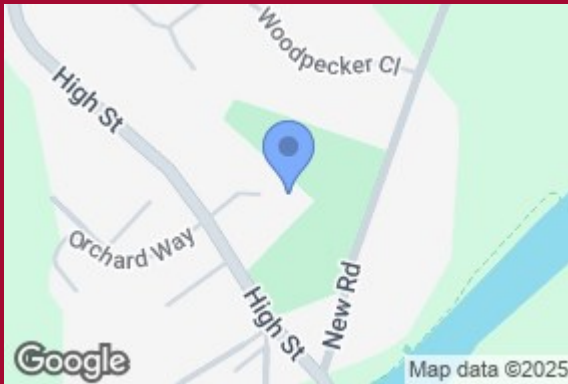
One electronic up and over style door, power and lighting, door to side, window to rear.

TENURE

FREEHOLD

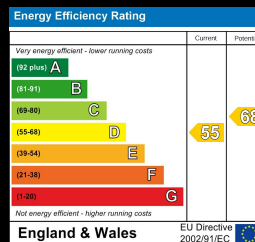
COUNCIL TAX BAND

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TOTAL FLOOR AREA: 1833 sq.ft. (170.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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