



Dudley Street | | Bedford | MK40 3SZ

Price Guide £395,000

LEPORE
Co

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Ideally situated in the highly regarded and sought after location known as CASTLE QUARTERS, a SUPERB opportunity has arisen to purchase this WONDERFUL Victorian three bedroom SEMI-DETACHED property which has recently been refurbished throughout.

The main highlights include hall way, 14ft Lounge, family room, 15ft kitchen/diner three DOUBLE bedrooms, 15ft master bedroom, upstairs bathroom, rear court yard and GARAGE. All local amenities are situated within easy access with Russell Park, town center and the stunning Riverside Embankment just a short walk away. To fully appreciate this Excellent FAMILY home an internal inspection is strongly advised. CALL TO VIEW. No upward chain.

- SEMI DETACHED
- UPSTAIRS BATHROOM
- FAMILY ROOM
- 1Fft MASTER BEDROOM
- REAR COURT YARD
- THREE DOUBLE BEDROOMS
- LOUNGE
- 15ft KITCHEN DINER
- GARAGE
- NO UPWARD CHAIN

ENTRANCE HALL

Door to front, mosaic tiling , stairs to first floor, under stairs cupboard.

LOUNGE

14'7 into bay x 10'11 (4.45m into bay x 3.33m)

Double glazed bay window to side double glazed window to front, picture rail.

FAMILY ROOM

12'8 into bay x 12'0 (3.86m into bay x 3.66m)

Double glazed bay window to side, tiled fireplace, picture rail.



Ideally situated in the ever popular and prestigious area known as Castle Quarters with an abundance of facilities within close proximity.



KITCHEN DINER

15'8 x 9'9 (4.78m x 2.97m)

Built in four ring hob with oven under and extractor over, base and wall mounted units, plumbing for washing machine, concealed wall mounted boiler, double glazed window to side and rear, door to rear.

LANDING

Built in cupboard, doors to main rooms.

BEDROOM 1

15'6 x 10'11 (4.72m x 3.33m)

Double glazed window to front and side.

BEDROOM 2

12'0 x 10'3 (3.66m x 3.12m)

Double glazed window to side, fire place.

BEDROOM 3

10'5 x 9'10 (3.18m x 3.00m)

Double glazed window to rear.

BATHROOM

6'4 x 4'9 (1.93m x 1.45m)

Three piece suite comprising bath with mixer shower over, low level WC, pedestal wash hand basin, double glazed window to rear.

FRONT GARDEN

Pathway leading to front door, gated front access brick wall surround.

REAR GARDEN

Brick built WC , laid to gravel, brick wall surround water tap, gated side access.

GARAGE

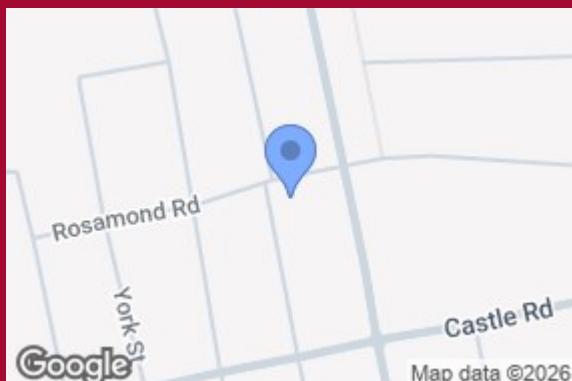
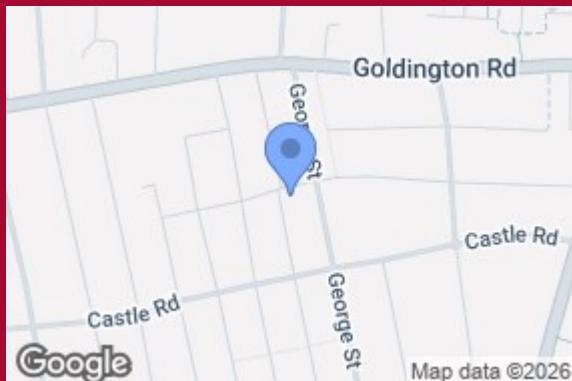
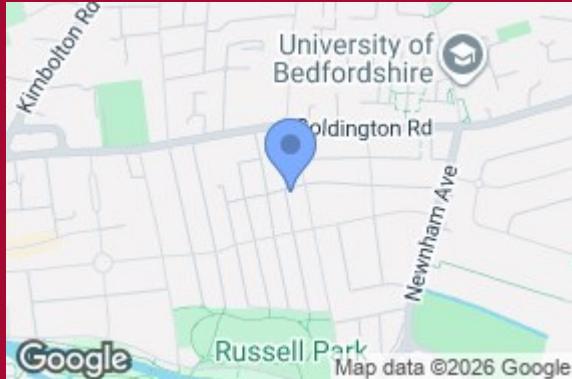
Double doors to side, door to side.

TENURE

FREEHOLD

TAX BAND

C



GROUNDS FLOOR
661 sq.ft. (61.4 sq.m.) approx.

1ST FLOOR
514 sq.ft. (47.8 sq.m.) approx.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs (92 plus) A		86
(81-91) B		
(70-80) C		
(55-69) D	65	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

TOTAL FLOOR AREA: 1175 sq.ft. (109.1 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 operation or efficiency can be given.
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