



Croxden Gardens, Great Denham, Bedford, MK40 4TS

Guide price £490,000 Freehold



A stunning 4 double bedroom, bay fronted detached family home ideally positioned in this quiet cul de sac in the popular village of Great Denham. Superbly presented throughout, this fantastic property offers spacious living accommodation across three floors including a welcoming entrance hall with a cloakroom and a light and airy bay fronted lounge with French doors leading out to the garden. Across the hallway there is an immaculately presented bay fronted kitchen/dining room with integrated appliances which leads through to a convenient utility room with a large under stairs storage cupboard & door out to the garden. On the first floor you will find an impressive master bedroom which boasts a dressing area with fitted wardrobes and an en suite, a spacious 2nd bedroom and a well presented family bathroom. To the 2nd floor you will find a further 2 double bedrooms, both with large fitted wardrobes to bedroom 3 and a modern shower room. On the outside there is a larger than average enclosed rear garden with a covered storage area to the side and gated access. To the front the property you will find a single garage and also a large carport with parking for at least 3 cars. Being offered for sale with no upward chain and just a short walk to local schools, shops and the Great Denham Country Park, this superb property makes the ideal family home.

Entrance Hall

WC

Lounge

19'6 x 10'5 (5.94m x 3.18m)

Kitchen/Diner

20'8 x 9'4 (6.30m x 2.84m)

Utility Room

First floor Landing

Bedroom 1

11'3 x 10'3 (3.43m x 3.12m)

Dressing Room

7'2 x 6'5 (2.18m x 1.96m)

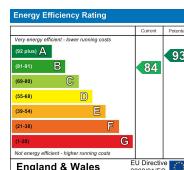
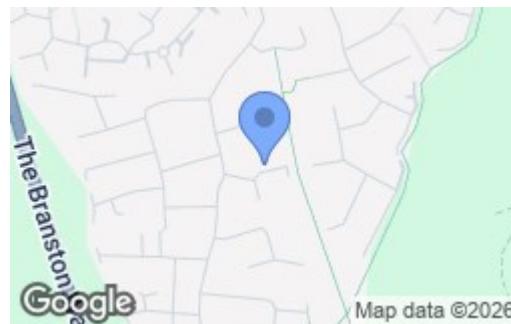
En Suite

Bedroom 2

11'11 x 9'11 (3.63m x 3.02m)

Family Bathroom

Council Tax: Bedford Borough F



Second Floor Landing

Bedroom 3

13'8 x 9'7 (4.17m x 2.92m)

Bedroom 4

11'2 x 7'3 (3.40m x 2.21m)

Shower Room

Enclosed rear Garden

Single Garage and Carport

Great Denham

Great Denham is situated just 2 miles from Bedford Town Centre. This sought after village boasts many local amenities including a bistro, takeaway, dentist, vets, pharmacy, supermarkets, salon and a Post Office and the added bonus of good schooling facilities. Great Denham is also conveniently located for the Bedford bypass which offers great access onto the A421, A6, A1, M1 and beyond. Bedford rail station is located approximately 2 miles away and offers transport links to Luton in 20 minutes and London St Pancras in under 40 minutes.



These particulars of sale are a general outline, acting as guidance only. All descriptions, dimensions and references to condition are given without responsibility falling upon the vendors or their agents. Taylor Made Residential has not tested any apparatus, equipment, fixtures or services. We have not sought to verify the legal title of the property, purchasers must obtain verification from their solicitor. This is offered for sale on a Subject to Contract and Without Prejudice basis 2024.



Taylor Made Residential Limited
Taylor House, Roman Gate, Saxon Way, Great
Denham, Bedford, MK40 4FU



01234 302043



bedford@taylormadeproperties.co.uk
www.taylorandandpropertygroup.co.uk

Company Registration: 10726223 VAT Number: 268 8165 58