



PR
PROPERTY

2A Woodcock Walk, Flitwick, Bedford, MK45 1RD
£1,000 PCM

- Exclusive to PR Property
- Parking
- Modern Kitchen
- Impressive living space

- Available to Let JUNE 2025
- Close to Train Flitwick Station
- Gas central heating

- Private Garden
- Well Presented throughout
- Shops close by

**** Exclusive to PR Property Lettings **** Available to let JUNE 2025 is this impressive one bedroom house that benefits from large private gardens, one double bedroom, great kitchen, sizeable living room, modern bathroom and on drive parking.

GROUND FLOOR

KITCHEN 7'7" X 12'0" (2.32M X 3.66M)

LIVING ROOM 10" X 12'0" (3.05M X 3.66M)

FIRST FLOOR

BEDROOM 1 12'10" X 12'0" (3.91M X 3.66M)

Window to rear, door.

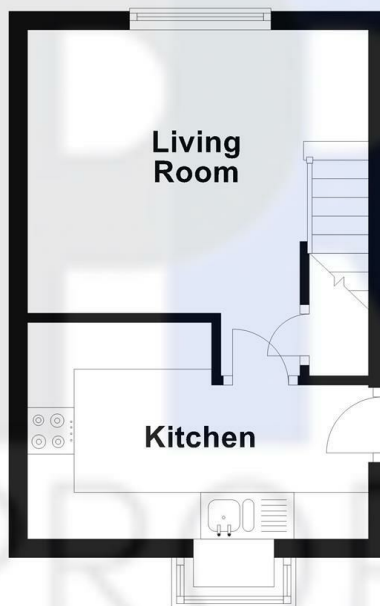
BATHROOM

OUTSIDE

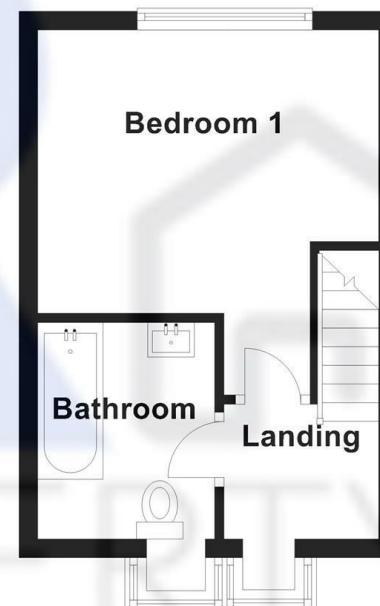
LARGE GARDENS

ALLOCATED PARKING NEXT TO PROPERTY

Ground Floor
Approx. 20.2 sq. metres (217.5 sq. feet)



First Floor
Approx. 20.3 sq. metres (218.4 sq. feet)



Total area: approx. 40.5 sq. metres (435.8 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		89
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC