



9 Alder Wynd
Silsoe, MK45 4GQ



Bradley Cooper
Partnered With
Simpsons
Property Experts

Nestled in the charming village of Silsoe is this immaculately presented three bedroom end of terraced family home situated on Alder Wynd.

Upon entering, you will find an entrance hallway with stairs leading to the first floor. There is an inviting bright and airy living room that provides ample space for relaxation and entertaining. Furthermore the ground floor comprises of a cloakroom housing WC and hand basin, a spacious fully fitted kitchen/diner with several wall to base fitted cupboards and integral appliances. There is also French doors which lead onto the rear garden.

The first floor is complemented by three generously sized bedrooms and a three piece family bathroom. The master suite benefits from an en-suite shower room and fitted wardrobes. This thoughtful layout ensures comfort and privacy for all family members. Externally the property comprises of a low maintenance rear garden which is fully enclosed and features artificial lawn with paved patio seating area. There is a garden shed and parking for two vehicles.

There is also potential for a loft conversion STPP, if the required purchaser needs that extra bedroom.

The peaceful surroundings of Silsoe enhance the appeal of this home, offering a tranquil lifestyle while still being within reach of local amenities.

This property benefits from an excellent position. For commuters, Flitwick train station is approximately 5.0 miles away, offering convenient links to London and beyond. Families will appreciate the close proximity to the local lower school, ensuring an easy commute for younger children. Everyday amenities are within easy reach, with a Coop supermarket nearby for all your grocery needs. For leisure and recreation, the enchanting Wrest Park, with stunning gardens and architecture, is just a stone's throw away, offering endless opportunities for walks and exploration.

£375,000



3



3



2



GROUND FLOOR

APPROX. 42.9 SQ. METRES (461.3 SQ. FEET)



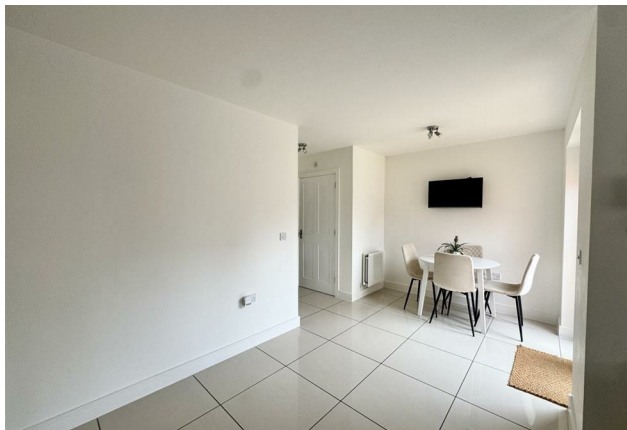
FIRST FLOOR

APPROX. 38.7 SQ. METRES (416.8 SQ. FEET)



TOTAL AREA: APPROX. 81.6 SQ. METRES (878.1 SQ. FEET)

These Floor Plans are for illustrative purposes only. Areas shown are approximate. These plans will not show the correct wall thickness, especially in older properties. We aim to provide plans that are accurate and correctly represent the rooms within the property. We do not, however, provide any guarantees, warranty or representation as to the total accuracy and completeness of the floorplan. Anyone relying on the information provided should conduct a careful independent investigation of the property to determine the suitability of the property for their requirements.
Plan produced using PlanUp.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(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	





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