



Connells

Henley Road
Bedford

Henley Road
Bedford MK40 4FZ

for sale offers in excess of
£160,000



Property Description

WALKING DISTANCE TO TRAIN STATION

PERFECT FIRST TIME BUY AND BUY-TO-LET

Connells are pleased to bring to the market this top floor purpose built apartment located within minutes walk to Bedford Town centre and Bedford Train Station. The property consists of entrance hall, kitchen, lounge/diner, 2 bedrooms and family bathroom.

Externally the property further benefits from a communal garden and allocated parking.

Location:

Queens Park provides the perfect balance for family living, Set a short distance from the A421 and only minutes away from the M1 Motorway and other key transport links including the A1. Other benefits include a short distance to shops and other local amenities including community centre and schooling.

Viewing highly advised!!

Entrance Hall

Lounge

17' 8" x 12' (5.38m x 3.66m)

Kitchen

9' 9" x 6' 5" (2.97m x 1.96m)

Bedroom One

11' 1" x 10' 2" (3.38m x 3.10m)

Bedroom Two

10' 5" x 7' (3.17m x 2.13m)

Bathroom









This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

T 01234 345 303
E bedford@connells.co.uk

42 Allhallows
BEDFORD MK40 1LN

EPC Rating: C

Tenure: Leasehold

view this property online [connells.co.uk/Property/BED311104](https://www.connells.co.uk/Property/BED311104)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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Property Ref: BED311104 - 0005