



Connells

Appledore Road
Bedford



Property Description

Internal accommodation comprises entrance hall, spacious living room, kitchen with integrated appliances, hallway with storage cupboard, large double bedroom with built in wardrobes and a family bathroom. The property has gas central heating and UPVC double glazed windows throughout and parking.

We advise booking a viewing early to avoid disappointment.

Entrance Hall

Lounge

14' 3" x 12' 3" (4.34m x 3.73m)

Kitchen

8' 8" x 5' 9" (2.64m x 1.75m)

Bedroom One

12' 2" To wardrobe x 11' (3.71m To wardrobe x 3.35m)

Bathroom

External

Parking









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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/BED311948

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: BED311948 - 0003