



Connells

Folly Park High Street
Clapham Bedford



Property Description

POPULAR VILLAGE LOCATION IN CLAPHAM

FOLLY PARK

Connells are proud to introduce to the market this 2 bedroom Park Home located in the popular Folly Park development in Clapham. The property comprises of entrance hall, lounge/diner, kitchen, 2 bedrooms, bathroom, parking and a wrap around garden.

Location:

Clapham provides the perfect balance for family living, Set a short distance from the A6 & A421 and only minutes away from the M1 Motorway and other key transport links including the A1 as well as Bedford Town Centre and Railway Station, with a local bus service. Other benefits include a short distance to shops and other local amenities including community centre, schooling, local village pubs & restaurants and a number of beautiful lakeside and countryside walks.



Entrance Hall

Lounge/Diner

17' 7" x 10' 8" (5.36m x 3.25m)

Kitchen

11' 11" x 8' 6" (3.63m x 2.59m)

Bedroom One

10' x 9' 5" (3.05m x 2.87m)

Bedroom Two

9' 5" x 9' 2" (2.87m x 2.79m)

Bathroom

External

Wrap Around Garden

Communal 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

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42 Allhallows
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EPC Rating: Exempt

Tenure:

view this property online connells.co.uk/Property/BED312393

We are currently awaiting Tenure details. 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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