





Property Description

KEMPSTON **SEMI - DETACHED***

Connells are pleased to bring to the market this 3 bedroom semi - detached property in the popular location of Kempston. This property comprises of entrance hall, kitchen, lounge, dining room, 3 bedrooms and a family bathroom.

Externally the property offers a landscaped frontage, enclosed rear garden plus a driveway and a garage to the back.

To fully appreciate the presentation and space of this property a viewing of this property is highly advised!!

Location:

Kempston 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 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 and schooling.

Entrance Hall

Lounge

12' 9" x 11' 6" (3.89m x 3.51m)

Dining Room

16' 9" x 10' 6" (5.11m x 3.20m)

Kitchen

13' 8" x 6' 4" (4.17m x 1.93m)

First Floor

Landing

Bedroom One

11' 5" x 10' 11" (3.48m x 3.33m)

Bedroom Two

11' 3" x 10' 7" (3.43m x 3.23m)

Bedroom Three

6' 6" x 5' (1.98m x 1.52m)

Bathroom

External

Front Garden

Rear Garden

Garage & Parking

Agent's Note

"It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your Conveyancer will take the necessary steps and advise you accordingly."









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: D Council Tax
 Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/BED312416



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.

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