

Address: 6 Howkin Close, Bromham, Bedford, MK43 8TN

Rental: £1500.00 per calendar month

Availability: 9th June 2025

FACT FILE

PROPERTY STYLE

A modern 3 bedroom detached family home.

ACCOMMODATION

Entrance hall, cloakroom, large open plan lounge/diner, modern fitted kitchen, master bedroom with built in wardrobes and en-suite shower room, double second bedroom, single third bedroom and family bathroom.

BENEFITS/FEATURES

UPVC double glazing
Gas radiator central heating
Single garage
Additional parking
Enclosed rear garden

GENERAL CONDITION

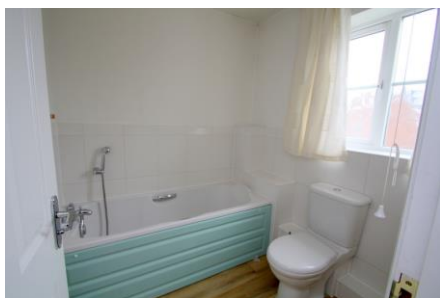
The property is presented in excellent order throughout

FURNISHINGS INCLUDED

Carpets and curtains throughout

KITCHEN APPLIANCES

Electric Oven
Gas Hob
Extractor Hood
Integrated fridge/freezer



LETTING TERMS & INFORMATION

Availability	Long term
Rent Payable	Monthly or weekly
Deposit required	£1500.00
Utilities included	No
Council Tax	Band D
Council tax payable	£ per annum

Our ref. L590

66-68 St Loyes Street, Bedford, MK40 1EZ

www.laneandholmes.co.uk

Energy performance certificate (EPC)

6 HOWKIN CLOSE
BROMHAM
BEDFORD
MK43 8TN

Energy rating

C

Valid until:

20 June 2031

Certificate number:

2131-0156-1997-1389-1181

Property type

Detached house

Total floor area

78 square metres

Rules on letting this property

Properties can be rented if they have an energy rating from A to E.

If the property is rated F or G, it cannot be let, unless an exemption has been registered. You can read [guidance for landlords on the regulations and exemptions \(https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance\)](https://www.gov.uk/guidance/domestic-private-rented-property-minimum-energy-efficiency-standard-landlord-guidance).

Energy efficiency rating for this property

This property's current energy rating is C. It has the potential to be B.

[See how to improve this property's energy performance.](#)

The graph shows this property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.

For properties in England and Wales:

the average energy rating is D
the average energy score is 60

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		