



Address: Old Portman House, 2b Bushmead Avenue,

Bedford MK40 3QL

Rental: £1,100.00 per calendar month

Availability: 22nd December 2025



FACT FILE

PROPERTY STYLE

A modern contemporary style 2 bedroom first floor apartment

ACCOMMODATION

Entrance hall, open plan living area with Juliet balcony, quality fitted kitchen with integrated appliances, master bedroom with en-suite bathroom, second double bedroom and further shower room.

BENEFITS/FEATURES

Electric radiator central heating Double glazing Allocated parking space Close to town centre





GENERAL CONDITION

The property is presented in excellent order throughout

FURNISHINGS INCLUDED

Wood flooring and carpet throughout



Electric Oven
Electric Hob
Extractor Hood
Dishwasher
Washing machine
Fridge Freezer





LETTING TERMS & INFORMATION

Availability Long term RESTRICTIONS

Rent Payable Monthly or weekly * Non-smoking property
Deposit required £1,100.00

Deposit required £1,100.
Utilities included No
Council Tax Band B

Council tax payable £ per annum Our ref. L599

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

www.laneandholmes.co.uk

Energy performance certificate (EPC) Flat 3 Old Portman House 2b BEDFORD MK40 3QL Property type Ground-floor flat Total floor area Total floor area Flat 3 Old Portman House 2b BCPFORD MK40 3QL Fnergy rating Certificate number: 2108-5170-1311-9110-2971 Total floor area 73 square metres

Rules on letting this property

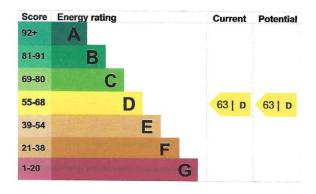
Properties can be rented if they have an energy rating from A to E.

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).

Energy efficiency rating for this property

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

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