



41 Park Avenue

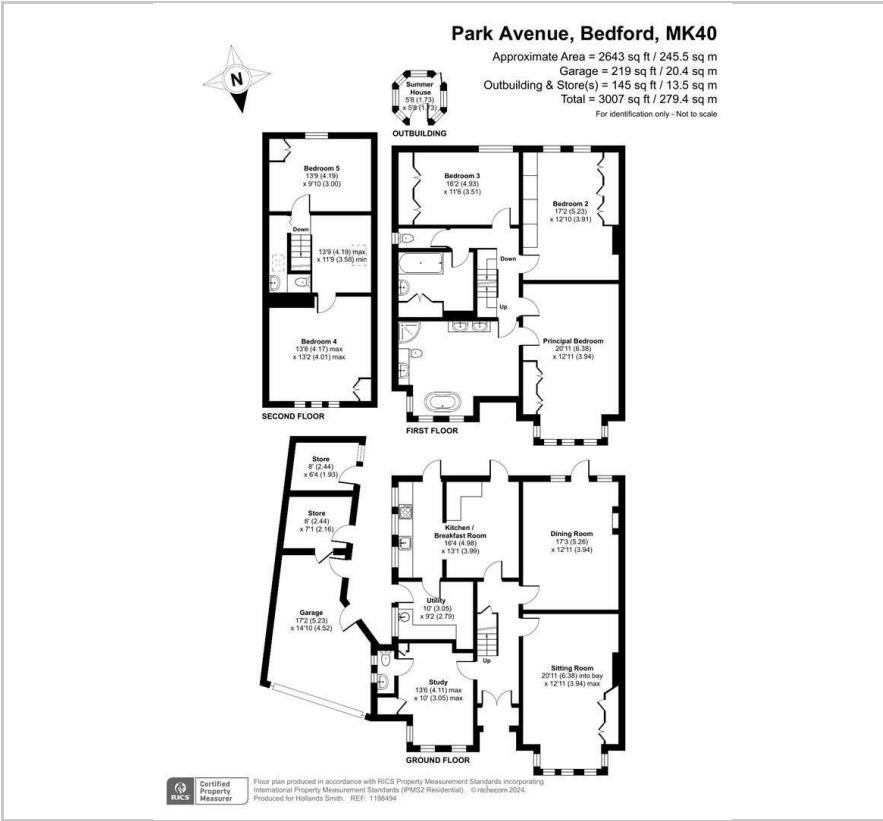
, Bedford, MK40 2NF

£1,100,000



5 3 3 E

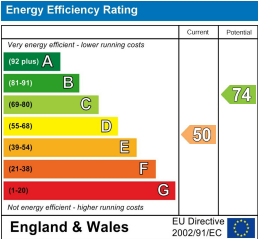
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Bedford Office on 01234 216612 if you wish to arrange a viewing appointment for this property or require further information.



This elegant Edwardian detached family home occupies a highly desirable location along the tree lined Park Avenue, directly overlooking Bedford Park. Designed by renowned local architect Albert Prosser and built in 1907, the accommodation is arranged over three floors and offers spacious and adaptable rooms with the added benefit of a large attached garage, off road parking and a rear garden offering some privacy from neighbouring homes. There are three self-contained reception rooms as well as a kitchen/breakfast room with utility room adjacent. The main bedroom suite is a particular feature and includes an impressive en suite bathroom and there are four further double bedrooms, all with built in storage as well as a family bathroom and there is a separate WC on the second floor. Recent improvements include new fittings in the bathrooms and WCs and a refitted kitchen and utility room; upgraded electrics including replacement sockets and Bakelite switches; there is a ventilation system for improved air circulation and the garage has been extended to the side to allow easier parking. Further features include replacement uPVC sash windows to the front and gas to radiator heating as well as period features such as picture rails and stripped wood floors. In all, this is an exceptional individual home offered for sale in excellent decorative order and within easy reach of many of the town's most popular attractions. EER:



163 Castle Road, MK40 3RT

Tel: 01234 216612

www.hollandsmith.co.uk

These particulars are believed to be accurate but are not guaranteed to be so. They are intended only as a general guide and cannot be constructed as any form of contract, warranty or offer. No apparatus, equipment, fittings or services have been tested and so we cannot verify that they are in working order. The details are issued on the strict understanding that any negotiations in respect of the property are conducted through Hollands Smith Estate Agents and Valuers.