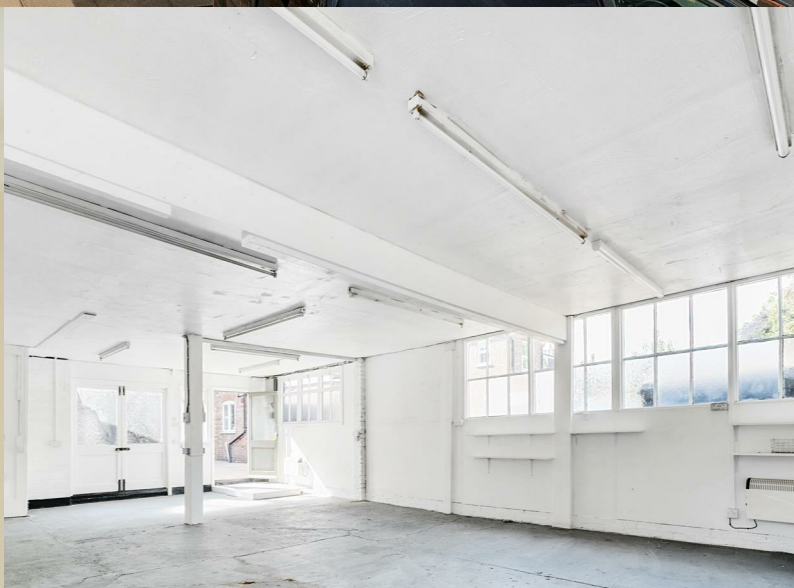
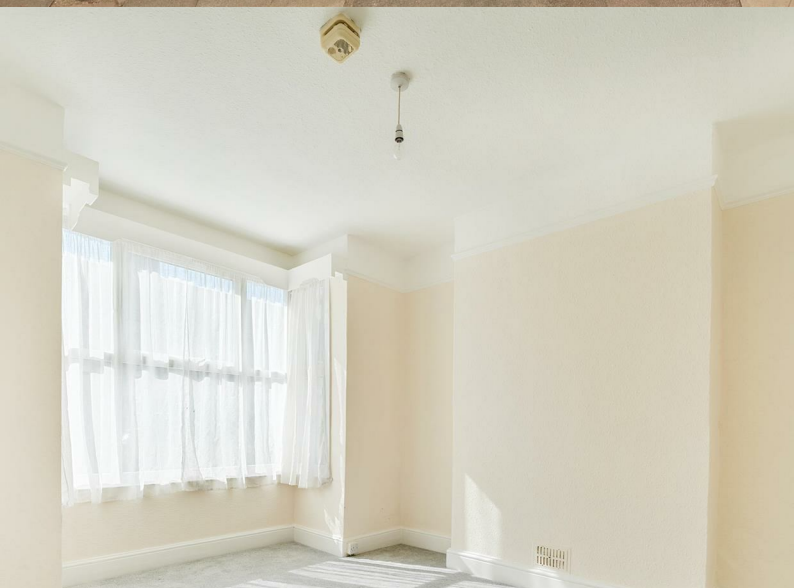




25 & 25A Bower Street

, Bedford, MK40 3RD

Price Guide £425,000



3



1

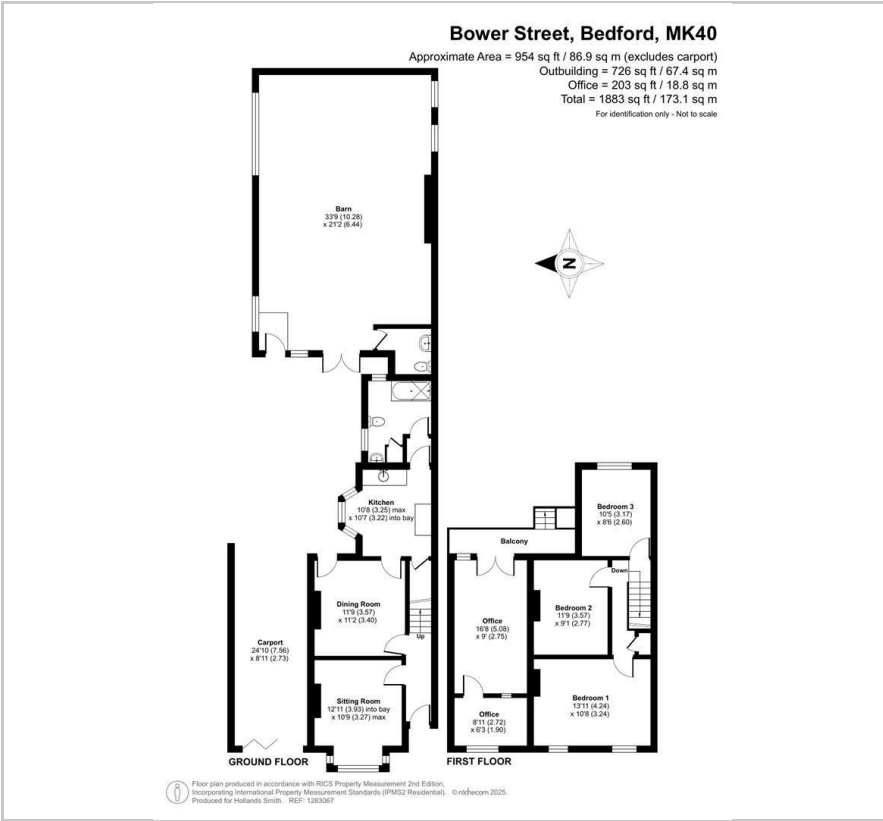


2



D

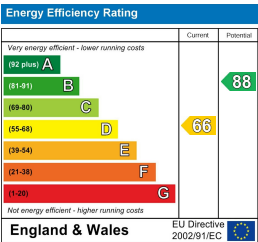
Floor Plan



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.

- Unique Property with ■ Courtyard & Parking House, Studio & Large Outbuilding
- Three Bedrooms, Two ■ Gas Rad Heating, UPVC Reception Rooms Double Glazing
- Close to Russell Park ■ No Onward Chain



Located within a few yards of Russell Park, this unique property comprises a three bedroom period home, a first floor office/studio and a large, single storey detached building which offers potential for a variety of uses. Lying behind the double gates is also a secure courtyard which offers off road parking and vehicular access to the outbuilding. The bay fronted home provides three bedrooms, separate sitting and dining rooms, a kitchen and a ground floor bathroom. There is gas radiator heating and replaced uPVC double glazing throughout. A first floor 'studio' is accessed via an external staircase and could easily be incorporated into the existing accommodation to provide a fourth bedroom. The outbuilding has power, light and a cloakroom and offers much versatility. The property is available with no onward chain. Council Tax Band: C EPC Rating: D

The sought after 'Castle Quarter' is popular with individuals and families alike. A range of independent coffee shops, delis and eateries are close at hand with Russell Park and the picturesque Embankment on the doorstep. This unique property has significant potential for a range of uses for those working from home or to provide annexed accommodation, subject to the relevant consents. It has been well maintained by the current owners for many years and now represents a rare opportunity on which the new owner can put their own stamp.



163 Castle Road, MK40 3RT

Tel: 01234 216612

www.hollandsmith.co.uk