



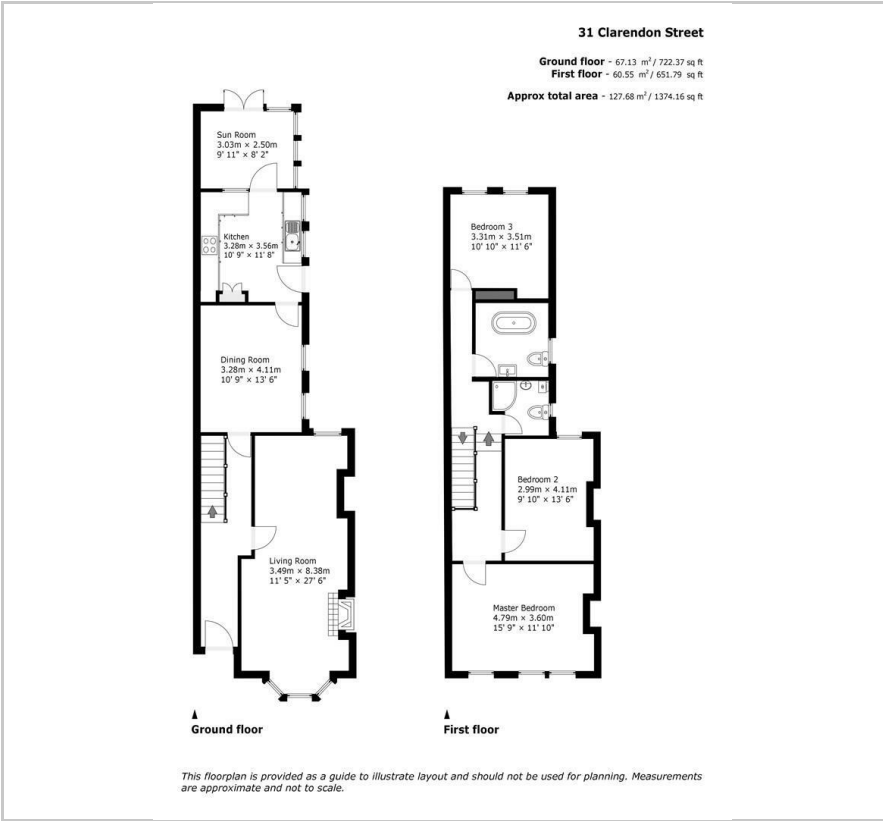
31 Clarendon Street

, Bedford, MK41 7SQ

£425,000



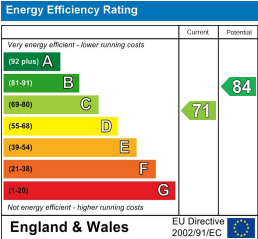
Floor Plan



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.



Much improved in recent months, this period semi detached home occupies a popular residential position with the Prime Ministers area of the town, within easy reach of a choice of amenities. Available with no upward chain, the property provides spacious and adaptable accommodation including a combined sitting/dining room, a separate walk-through breakfast room and three double bedrooms. The kitchen has refitted units including some appliances, there are first floor bath and shower rooms with period-style suites and there is a sunny 'morning' room to the rear of the ground floor with French doors opening to the garden. Some period features are in evidence including fireplaces (some boarded up) and stripped wood floors, there is gas to radiator heating and some double glazed windows. To the rear, there is a part-walled garden with both lawn and patio areas.

The popular 'Prime Ministers' area has a choice of convenience shops, cafes and pubs and has the benefit of being on the doorstep of Bedford Park. Robinson Pool and Gym is close by and Bedford town centre just over half a mile away, with a wider choice of shops and restaurants. Bedford's mainline rail station offers fast links into London St Pancras and is less than a mile on foot. EER: C



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.