



Orchard Cottage, Sharnbrook Road, Souldrop, Bedford MK44 1EX







Orchard Cottage
Sharnbrook Road
Souldrop, Bedford
MK44 1EX

Price £675,000

Beautiful stone-built Grade II
listed cottage in Souldrop...

Beautiful stone-built cottage

Grade II listed

Large kitchen/dining/family room

Snug/bedroom five

Living room

Four bedrooms

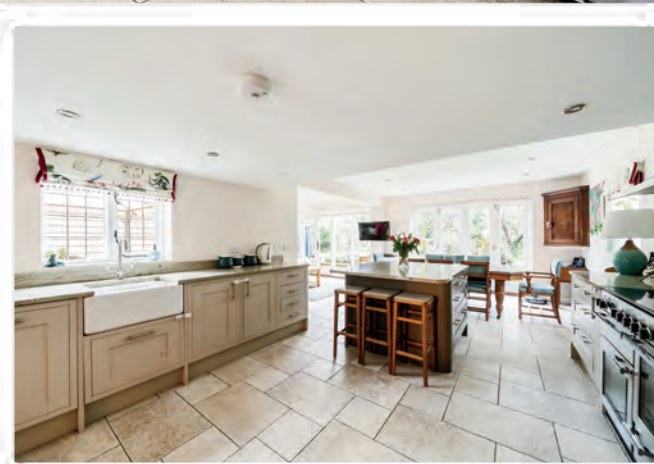
En suite to master

Family bathroom

Wrap around gardens

Oak framed double garage with guest
suite over

Complete chain



• Council Tax Band E

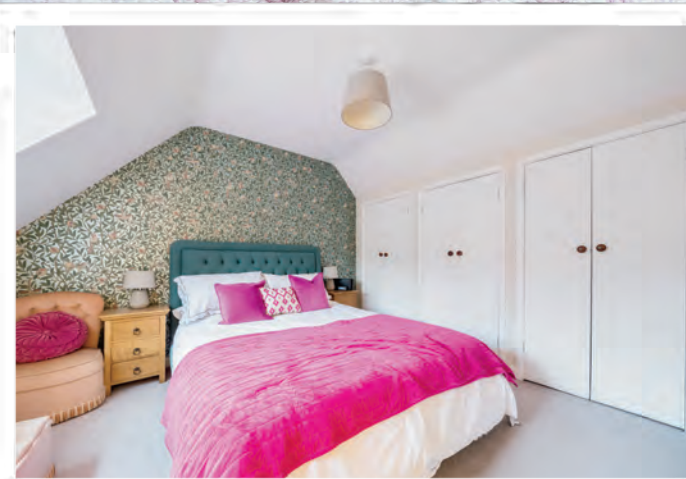
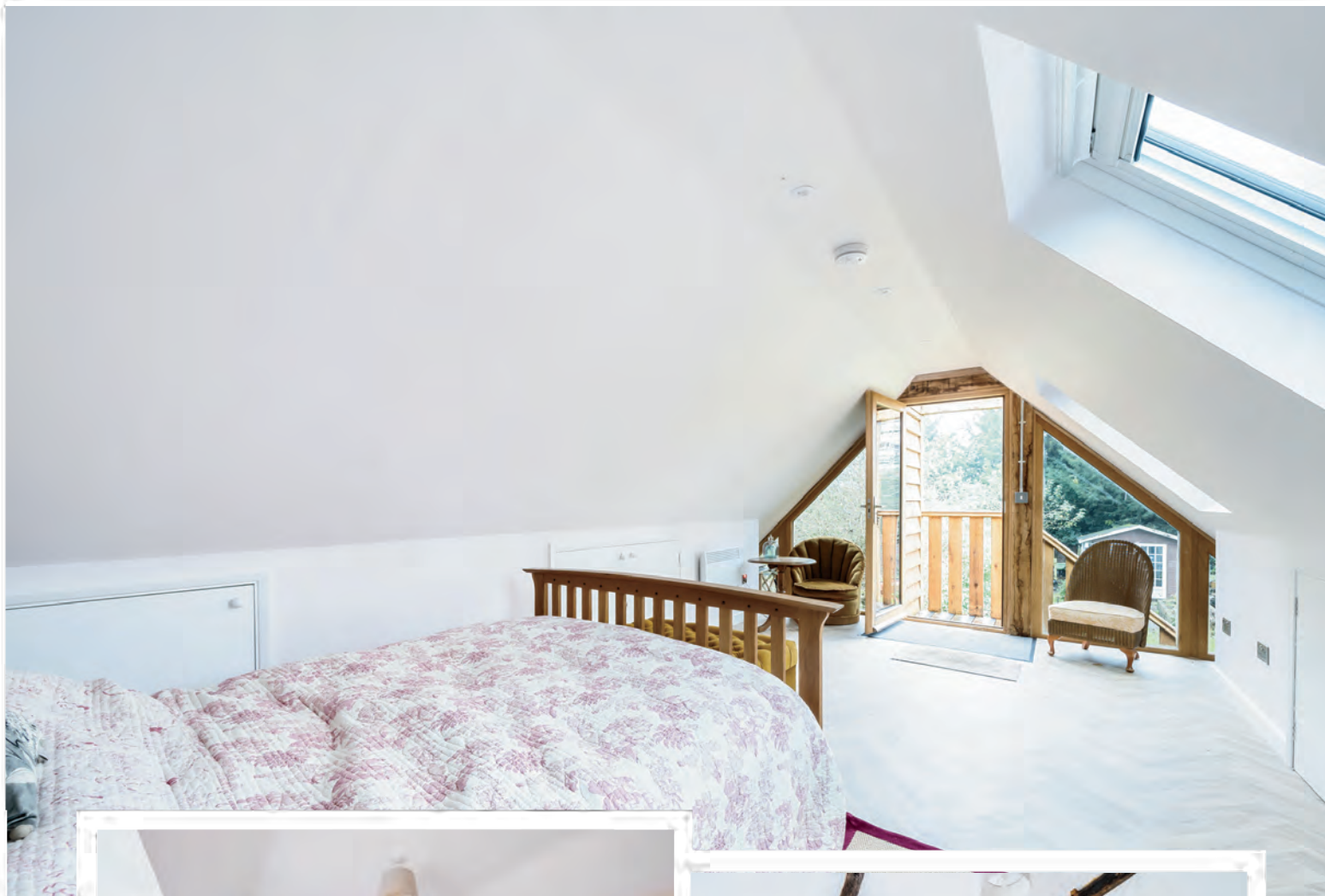


We are delighted to offer for sale "Orchard Cottage" which is a stone-built detached Grade II listed cottage occupying a fine large plot backing onto the village church within the picturesque village of Souldrop. The late 18th Century cottage has been greatly extended/improved by its current owners and now features a beautiful, open plan kitchen/dining/living space to the rear which is fitted with modern units, granite worktops and some fitted appliances which include a dishwasher, Rangemaster cooker and a Belfast sink, which overlooks the pretty courtyard area. The family/dining aspect to this area boasts wooden bifold doors to the rear garden patio and dual aspect double doors, leading out to the courtyard area for dining, taking full advantage of natural sunlight and views over the gardens.

Further accommodation on the ground floor concludes a cosy living room fitted with a Clearview wood-burning stove set in an inglenook fireplace, and a further snug fitted with an open fire which has previously been used as a fourth bedroom and benefits from a downstairs cloakroom close by.

On the first floor there are three double bedrooms, the master benefits from fitted wardrobes and a modern en suite shower room. There is also a family bathroom with a shower over the bath.

The property has many attractive features including exposed beams and an original bread oven to the inglenook fireplace. The central heating is served by an oil fired combination boiler throughout and there is underfloor heating to the kitchen/dining/family room. The windows are double glazed within a wooden frame.

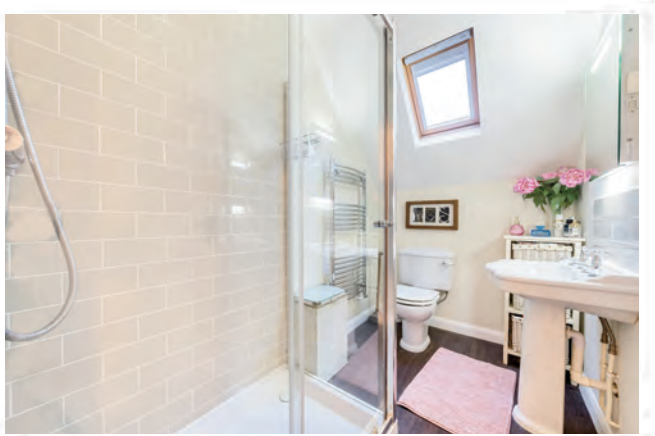


To the exterior, the cottage is set well back from the road behind a stone wall and offers extensive parking via a carriage driveway. There is comfortable access and space around the property and a large oak framed double garage set back to one side which boasts an annexe room on the first floor. The annexe space has an open plan guest room fitted with herringbone effect flooring and an open plan bathroom, with electric heating. The ground floor offers a large double garage and the rear a spacious boot and utility room.

The west facing rear garden is laid primarily to lawn and is private and secluded. It is also well stocked with a mature array of shrubs, fruit trees and plants. There is an extensive patio area, raised beds, a greenhouse and summerhouse with lighting and power.

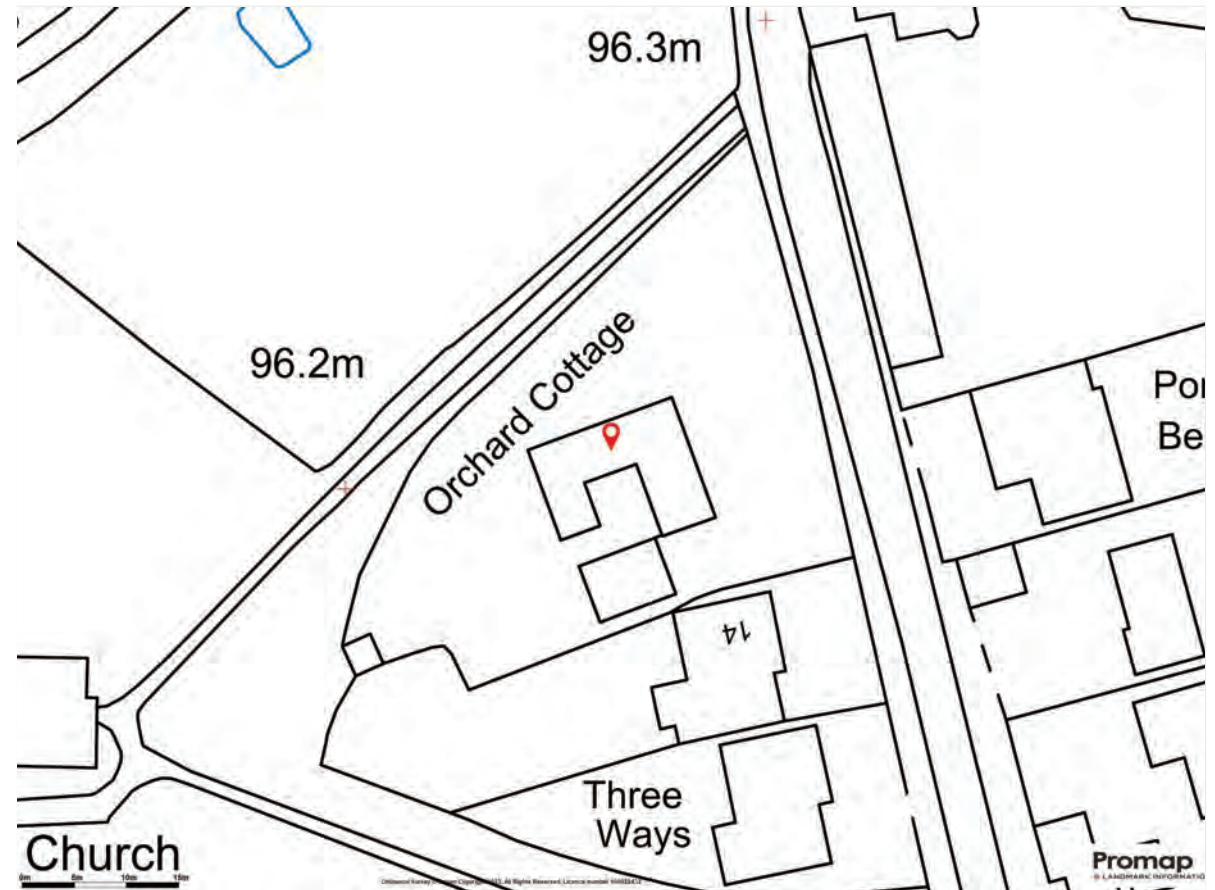
Souldrop is a very popular village located close to Sharnbrook which offers a large array of facilities. Good local schools are available in neighbouring villages and the A6 can be reached within moments by car for good access to Bedford and Northamptonshire. Bedford offers a further range of schooling options including those of the Harpur Trust and fast and frequent rail services run from its mainline station.

The market town of Rushden is also close by which is home to the hugely popular Rushden Lakes, a premier shopping and leisure destination with shops, restaurants and a cinema. Rushden also provides great access for major road links including the A45, M6 and A14.





Bedford Railway Station 10 miles • Milton
 Keynes Station 22 miles • A1 Black Cat
 Roundabout 15 miles • M1 Junction 13 21 miles
 • Luton Airport 38 miles • Stansted Airport 61
 miles • London 68 miles





Sharnbrook Road, Bedford, MK44

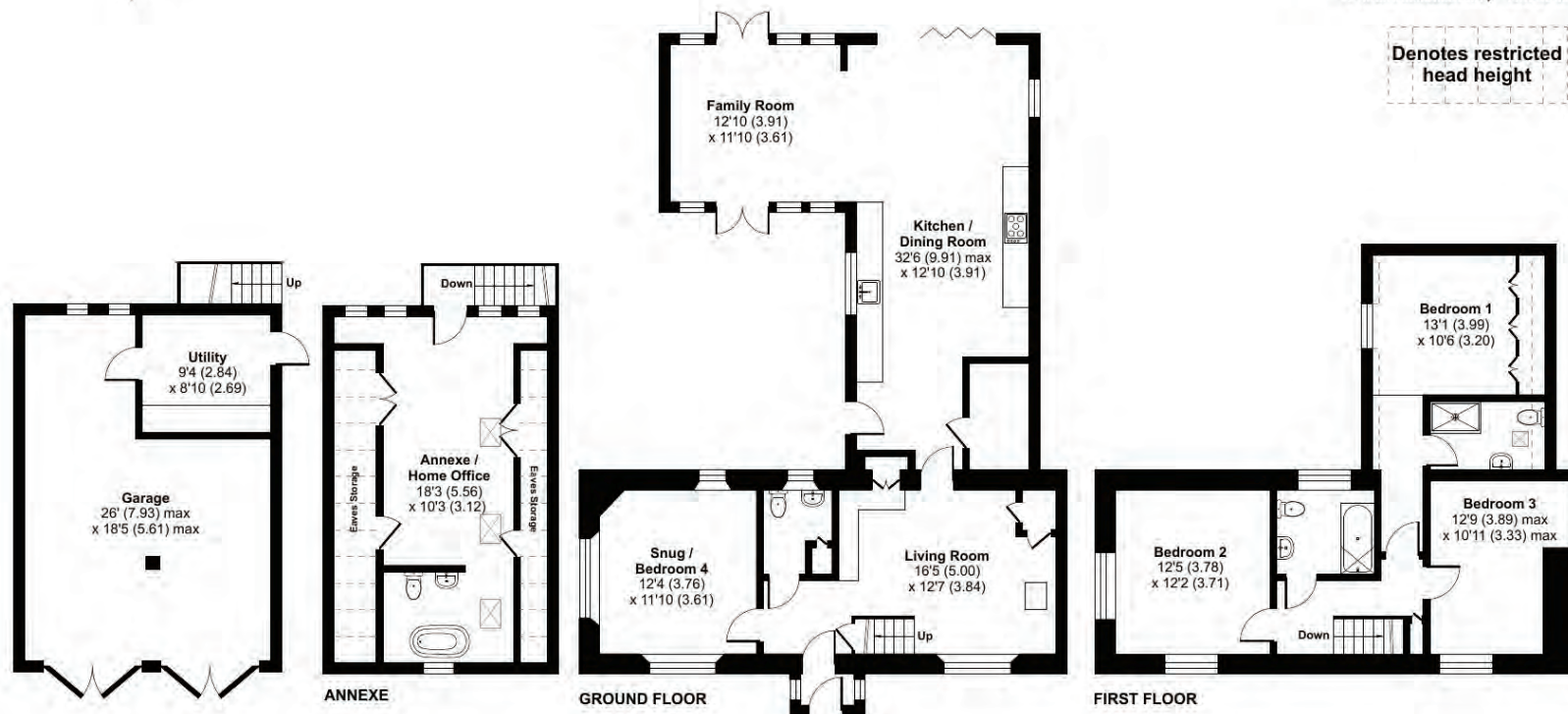
Approximate Area = 1680 sq ft / 156 sq m (excludes garage)

Annexe = 268 sq ft / 30.4 sq m

Limited Use Area(s) = 170 sq ft / 2 sq m

Total = 2118 sq ft / 188.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Lane & Holmes. REF: 1063394



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