



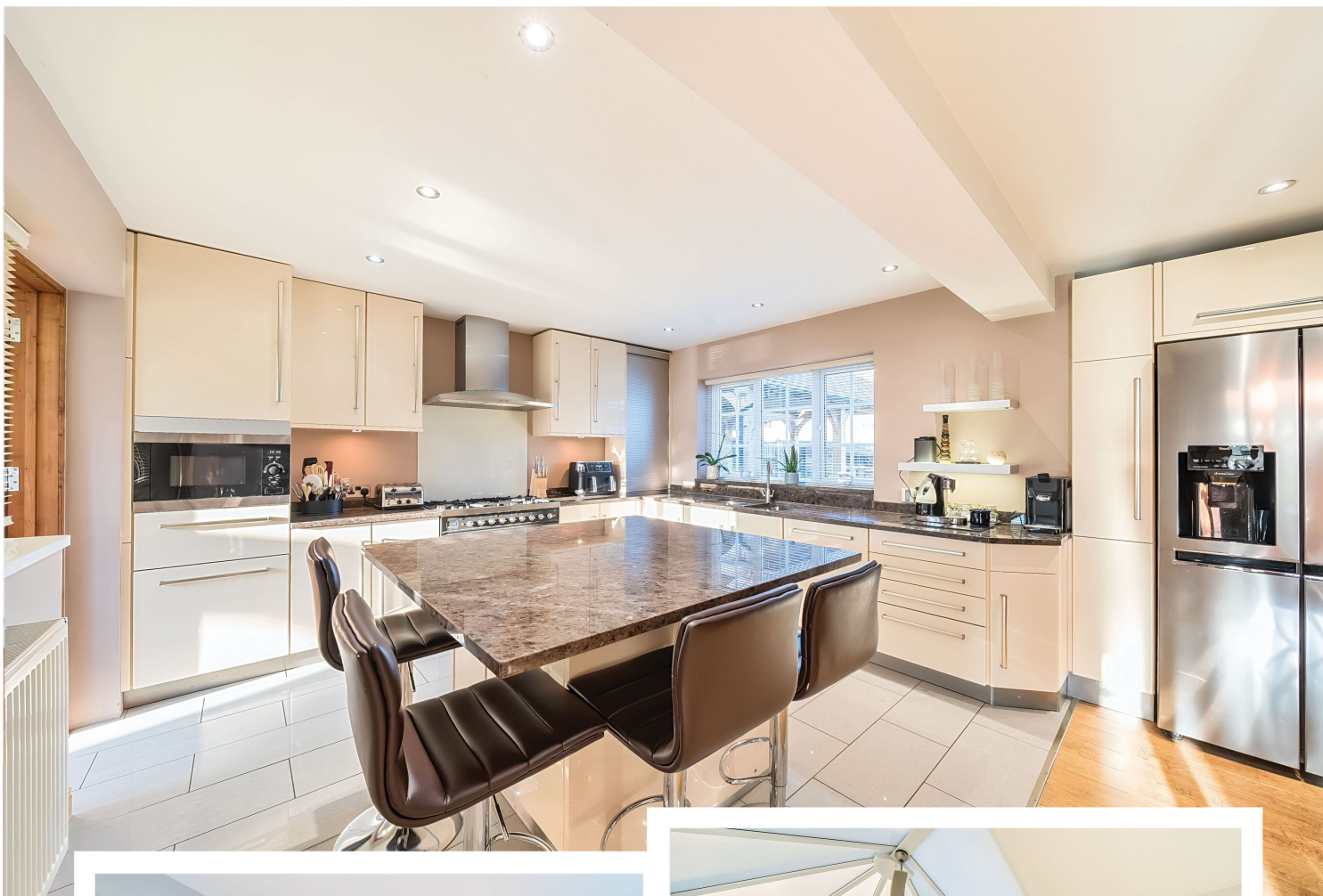
55 Bedford Road, Wilstead, Bedfordshire MK45 3HR











55 Bedford Road  
Wilstead  
Bedfordshire  
MK45 3HR

Price £779,995

A stunning and extended  
bungalow with a truly  
versatile layout...

- Detached bungalow
- Large lounge with fireplace
- Kitchen/dining room with island unit
- Conservatory
- Utility and two WCs
- Five bedrooms
- Two en suites
- Snug and family bathroom
- Garage and large parking area
- Large South West facing garden
- Freehold



- Council Tax Band F
- Energy Efficiency Rating C





Lane and Holmes are delighted to offer for sale this unique bungalow in Wilstead which has been heavily extended and improved over time, offering space for multi-generational living and work from home, all set within a plot approaching a third of an acre and behind electric gates.

The principal living space is a large bay-fronted living room, accessed from the central entrance hall, which benefits from a multi-fuel burner, and uniquely boasts a spiral staircase leading to a loft space. The living room adjoins a fully fitted kitchen/dining room, where benefits include a sizeable island unit with breakfast bar seating and granite worksurfaces and there is ample space for family dining and relaxation. The kitchen area has underfloor heating and a Range cooker with a complementary hood. French doors lead through to a conservatory with windows overlooking, and doors opening out to the large rear garden. A substantial degree of rural life practicality is provided by the utility room with space for both a washing machine and a tumble drier, and there is a Butler sink, WC and access to the garage.



In the current configuration, the master bedroom is situated to the rear of the property, and benefits from a stunning en suite, fitted wardrobes and direct access to the rear garden via bi-fold doors. To the front lies a further sizeable double bedroom with its own en suite, and three further double bedrooms are served by a family bathroom. Over the years space has also been made for a small reading area and a large walk-in wardrobe.





Moving outside and behind the gates, there is a large shingled driveway at the front and the side leading to a carport and then to a single garage. There is access at both sides leading to the rear garden which is mainly laid to lawn, and is particularly private. To one side lies a summer house and a brick-built workshop, whilst to the other is a further outbuilding, which is fully insulated and complete with power, light and water, ideal as a work from home office or a gym.

Further benefits include gas central heating, an alarm system and CCTV.

Wilstead is a popular village located within easy reach of the A6 and Bedford's Southern bypass for access to the A1 and M1. It is also a short drive away from Bedford's town centre and the facilities it offers, which include the mainline railway station offering fast and frequent services to the capital.

Wilstead itself offers various facilities of its own to include a Primary School, takeaways, two public houses, a pharmacy and multiple churches. The village hall and Jubilee hall offer plenty of opportunity for recreation and socialising, with clubs and activities for all ages, including the bowls club, gardening club, walking club, drama clubs and much more.

Agents note: Should the new buyers wish for the spiral staircase to be removed, this can be facilitated by the vendors.











Bedford Railway Station 5 miles • Milton Keynes Station 19 miles • A1 Black Cat Roundabout 12 miles • M1 Junction 13 10 miles • Luton Airport 18 miles • Stansted Airport 43 miles • London 55 miles





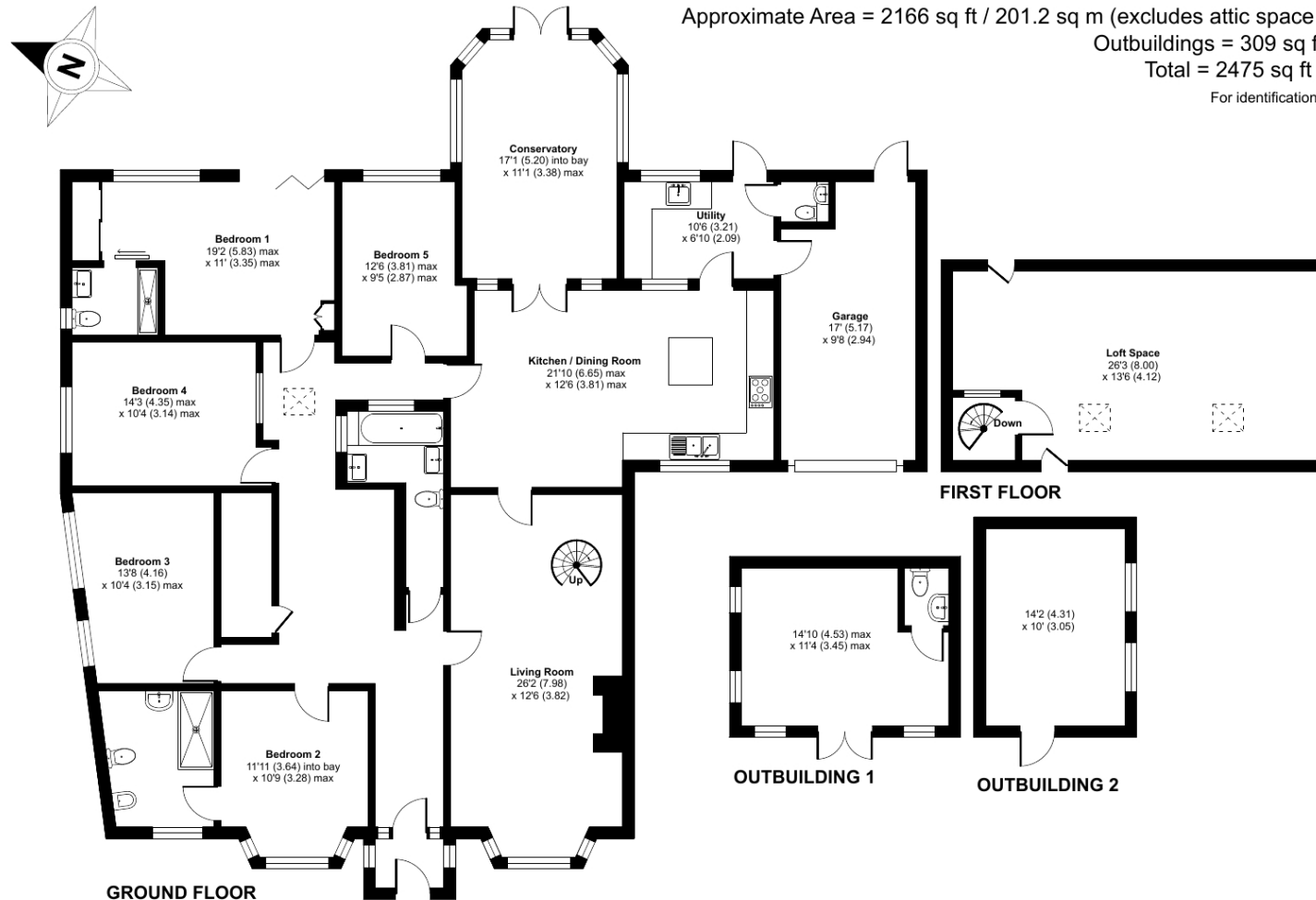
## Bedford Road, Wilstead, Bedford, MK45

Approximate Area = 2166 sq ft / 201.2 sq m (excludes attic space and garage)

Outbuildings = 309 sq ft / 28.7 sq m

Total = 2475 sq ft / 229.9 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). © nitchecom 2024. Produced for Lane & Holmes. REF: 1220501



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Agents Notes: The agent has not tested any apparatus, equipment, fixtures & fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. All photographs shown are for illustration only and may depict items that are not for sale or included in the sale of the property. Please note that we have not checked the situation with regards to planning consents, building regulation consents and any other relevant consent relating to this property and therefore, any interested applicant should carry out their own enquiries with the appropriate authorities. All measurements are approximate and for guidance only. The particulars do not form part of any contract and all properties are offered subject to contract.

