



239 Kimbolton Road, Bedford, MK41 8AE



239 Kimbolton Road
Bedford
MK41 8AE

OIEO £600,000

Rarely available home on a
large plot...

Mature detached home

Two/three reception rooms

Kitchen

Three bedrooms

Bathroom and separate WC

Gas central heating

Garage

Large plot

No chain

Much potential

Freehold

- Council Tax Band E
- Energy Efficiency Rating D



With considerable scope for remodelling and offered with no chain...



Set on the sought after Kimbolton Road, this rarely available detached three bedroom home has considerable scope for remodelling or extension and is offered with no chain.

The sellers did obtain planning for a significant enlargement project in 2014 (14/02000/FUL) which has since lapsed.

The ground floor features two reception rooms, one of which has a further living room/study off. There is a modern kitchen/breakfast room, which has an adjacent lobby area offering access to a utility room, a cloakroom and a store.

Upstairs there are three bedrooms, a bathroom and a WC.

The property has gas central heating and double glazing.

Outside the property sits on a plot of around 0.20 acres (sts) with a large mature frontage, a driveway and an attached garage. The established rear garden is laid mainly to lawn, but with a patio area and a wide range of shrubs and plants.

Bedford's sixty-two acre Victorian park with its café, public tennis courts and leisure centre is easily accessible as is Mowsbury Golf & Squash Centre and Mowsbury Park and Putnoe Woods, ideal for leisurely walks and where another park café and further public tennis courts can be found.

The property is also well located for access to Bedford's town centre with its full range of shopping, recreational and highly regarded independent and state schools. Bedford's station is also handy for fast and frequent services to the capital as is Bedford's southern bypass that links the A1 with the M1.



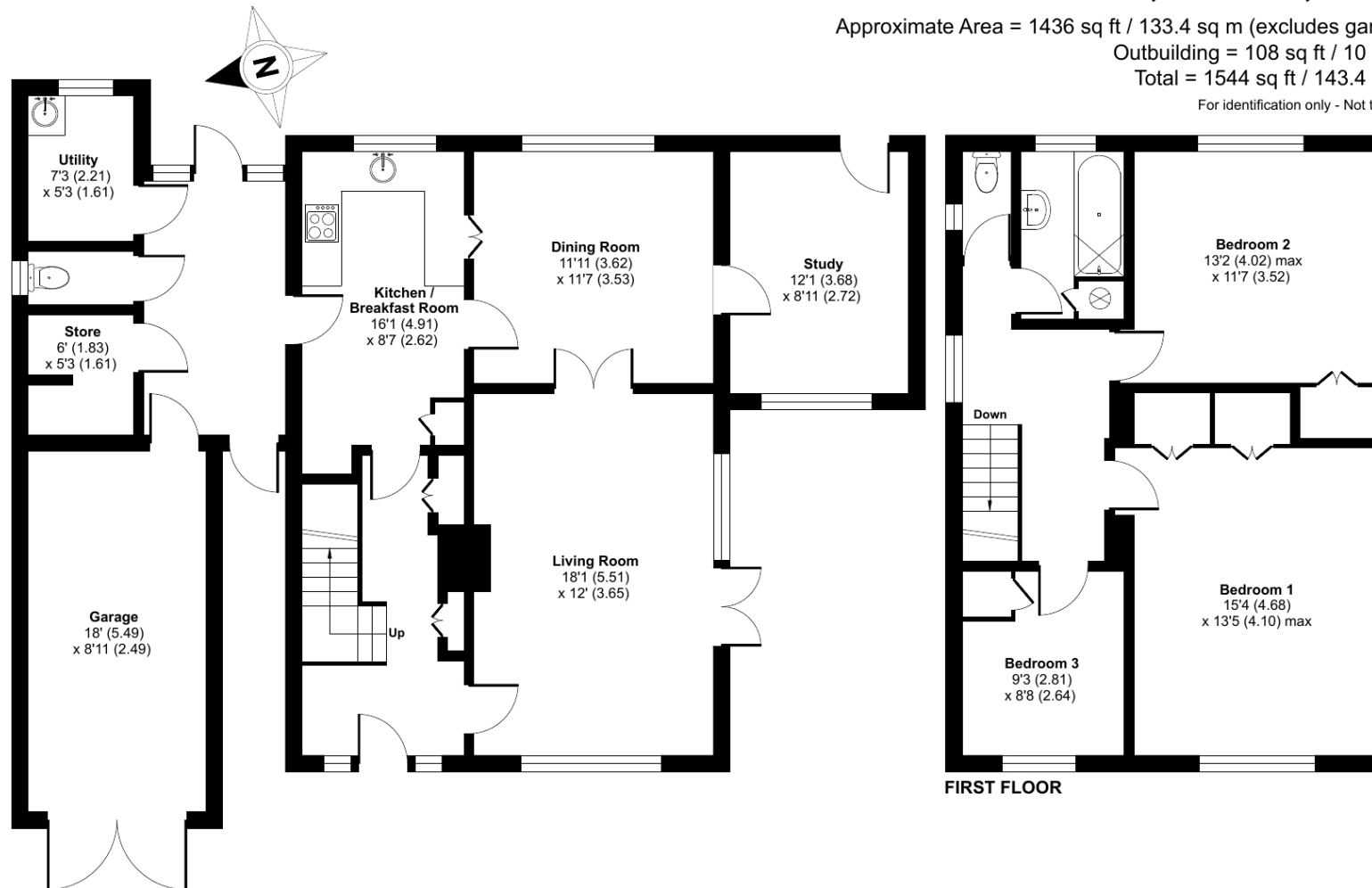
Kimbolton Road, Bedford, MK41

Approximate Area = 1436 sq ft / 133.4 sq m (excludes garage)

Outbuilding = 108 sq ft / 10 sq m

Total = 1544 sq ft / 143.4 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nñchecom 2025. Produced for Lane & Holmes. REF: 1254155



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