



7 Pemberley Avenue, Bedford, MK40 2LQ







7 Pemberley Avenue
Bedford
MK40 2LQ

Price £1,500,000

Rarely available elegant
home...

Elegant detached home

Five reception rooms

Kitchen/breakfast room

Six bedrooms

Two bath/shower rooms

Large mature plot

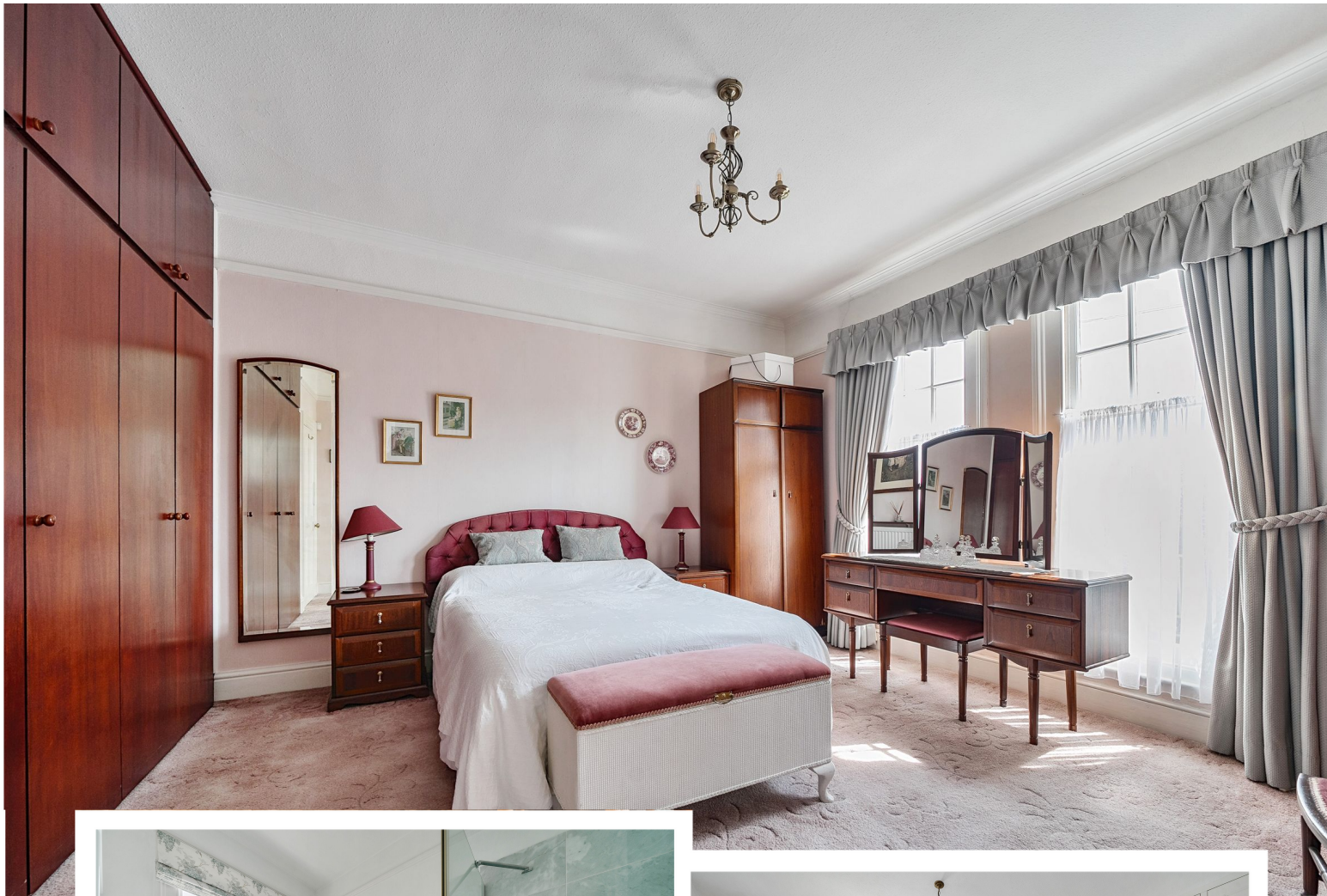
Large garage

Superb central location

Freehold



- Council Tax Band G
- Energy Efficiency Rating D



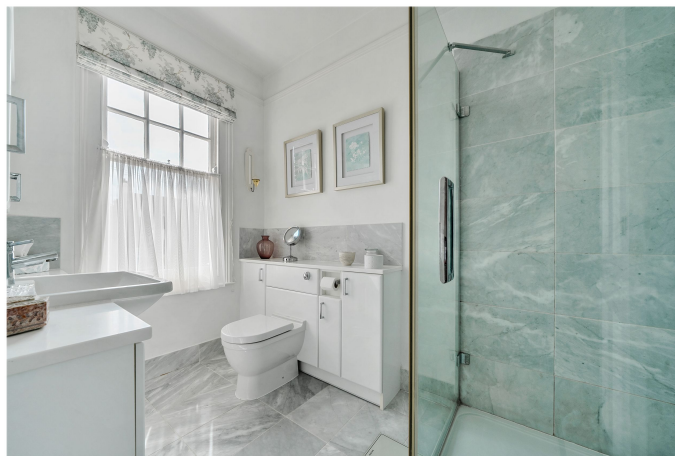
Set on Pemberley Avenue, arguably one of Bedford's finest settings, this detached late Victorian home offers grandeur, character and charm in a location which is just a stones' throw from Bedford School and a short stroll to Bedford Park. The accommodation totals approximately 3,347 square feet.

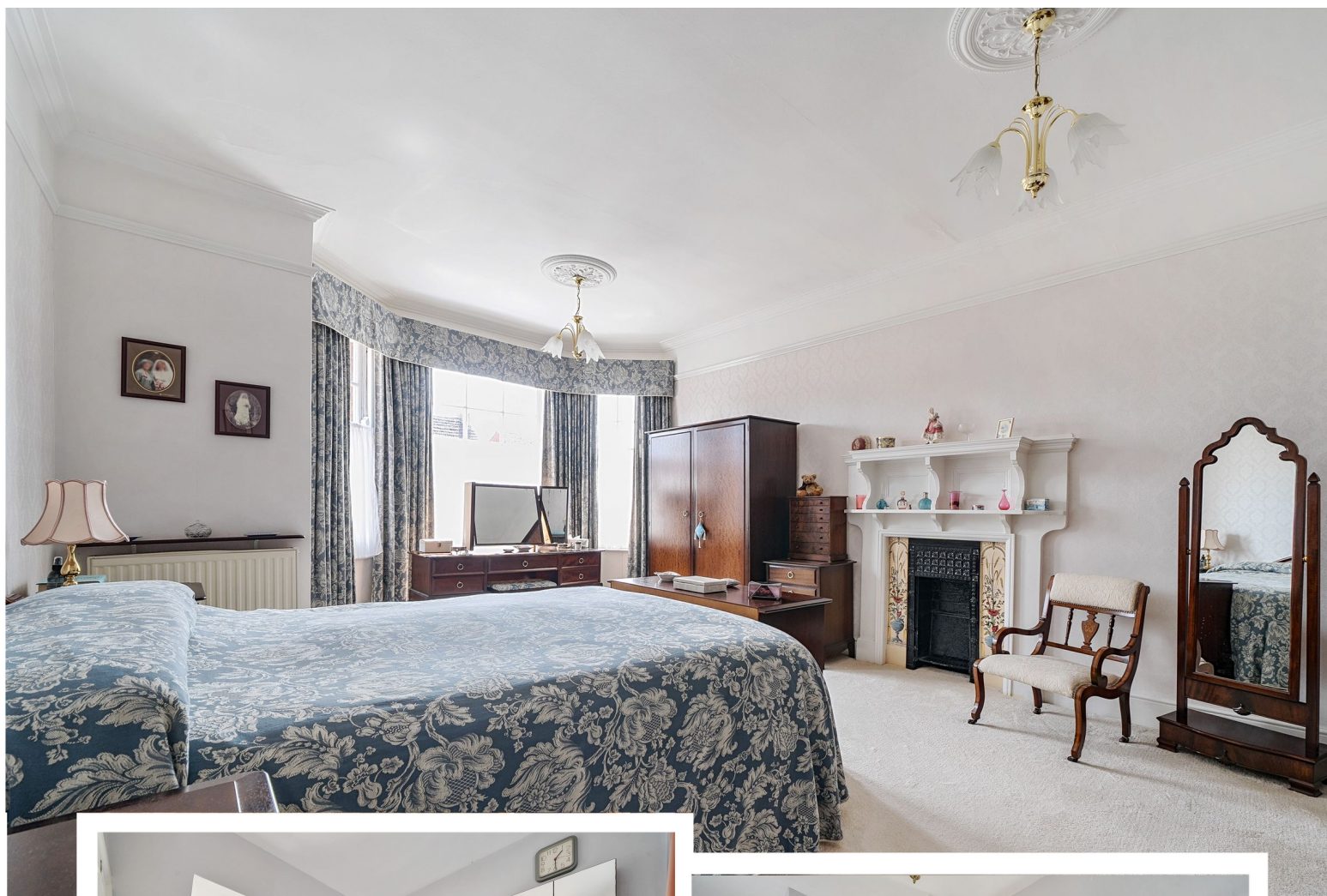
Ground floor

The ground floor accommodation is approached from a spacious hallway and there is a stunning, sweeping staircase which is galleried all the way to the second floor. The staircase includes ornate spindle detail. The principal reception rooms are located to the front of the property and both include feature fireplaces, picture rails and ornate coving. There is also a study with two sets of double doors; one leading to the sitting room and the other to the garden room, which also has double doors opening out to the patio area. The breakfast room connects with the kitchen. The kitchen has been fitted with a range of white fronted units finished with wooden worktops and also includes a breakfast bar and a useful utility/rear lobby. Given the number of living spaces, the accommodation could certainly be considered to be flexible.

First floor & second floor

On the first floor there is a wide landing which offers a perfect vantage point to appreciate the elegance of this home. To the front there are two large bedrooms, one of which has an en suite shower room and one has a bay window. There are two further double bedrooms at this level and a bathroom. Moving to the second floor, two large bedrooms exist along with some associated storage spaces.





The property enjoys many traditional features to include some sash windows and tall ceilings. Heating is provided by a gas to radiator system and there is a ground floor cloakroom.

Outside

The property occupies a plot of around 0.17 acres (sts). There is a walled frontage with railings and gated pedestrian and vehicular access with ample parking being available. There is a range of plants and shrubs and a beautiful wisteria. To the rear the garden is part walled and boasts a mature range of shrubs, trees and plants. There is a patio area, a large area of lawn and an ornamental fish pond. The garage is larger than typical.

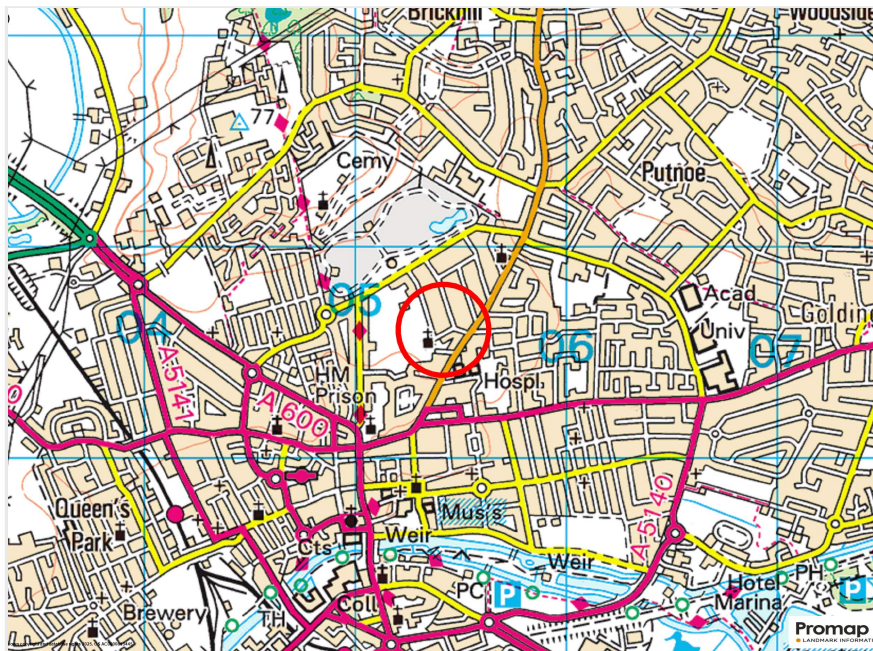
Location

Pemberley Avenue is one of Bedford's premier locations having direct access to Bedford's sixty-two acre Victorian park which benefits from a lake, tennis courts, the bandstand, The Pavilion café, cricket and football pitches and the Robinson Pool that has a wide range of recreational facilities available.

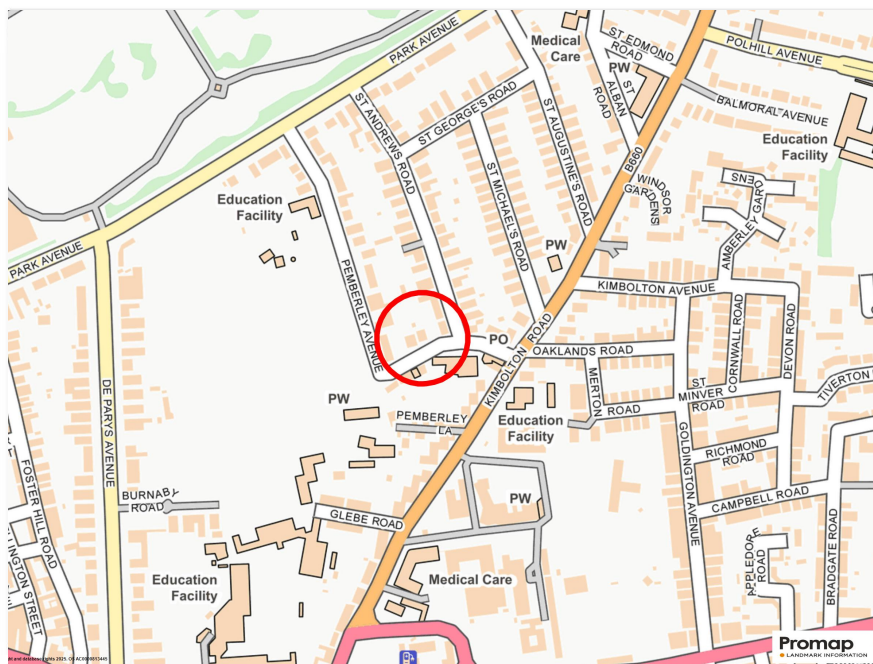
Bedford offers a wide range of public and state sector schools and both recreational and shopping facilities are all within walking distance. There is also easy access to Bedford's mainline railway station offering fast and frequent services to the capital and beyond.







Bedford Railway Station 1.5 miles • Milton
 Keynes Station 18 miles • A1 Black Cat
 Roundabout 8 miles • M1 Junction 13 11 miles •
 Luton Airport 29 miles • Stansted Airport 50
 miles • London 60 miles



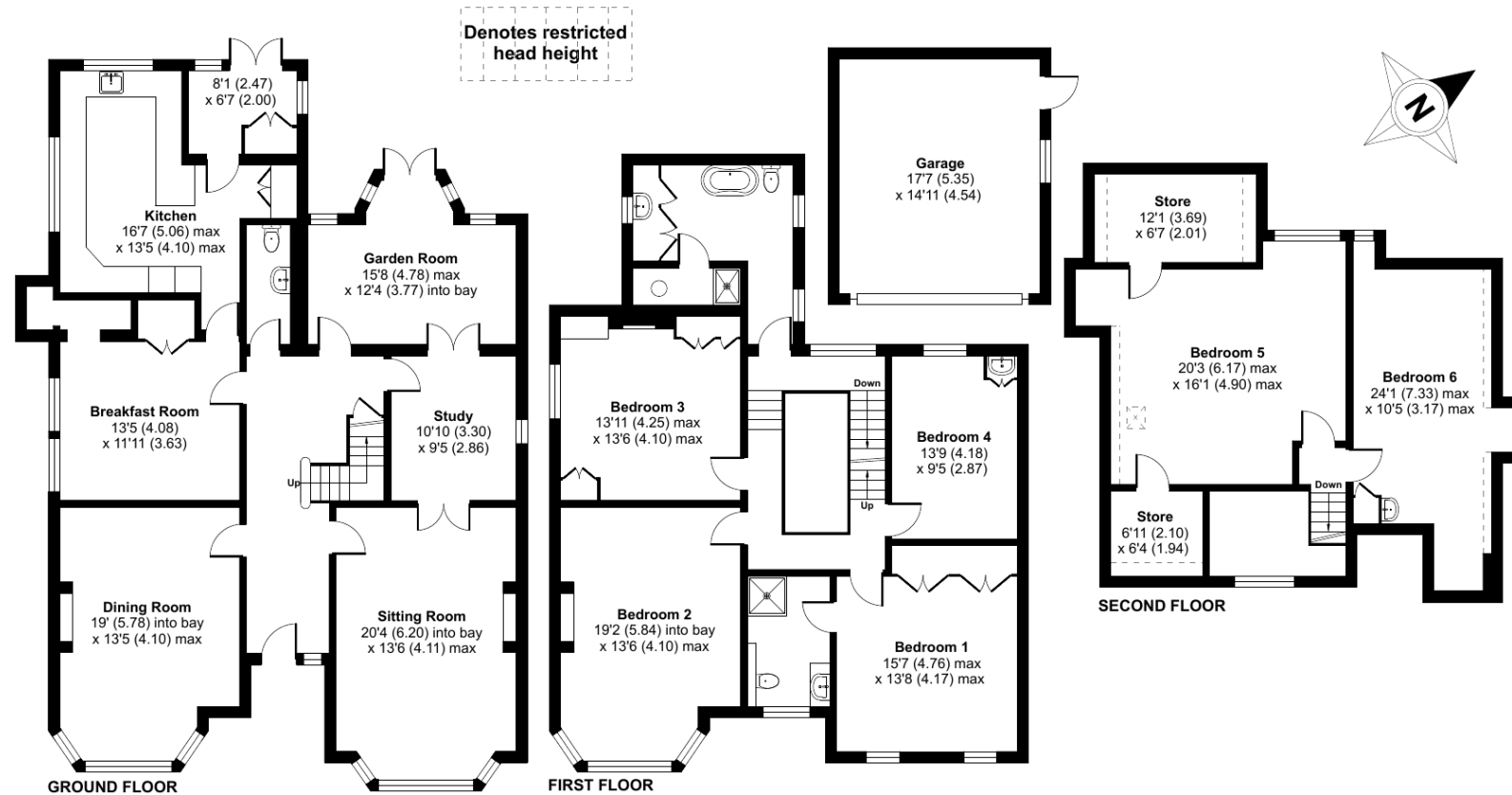
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Approximate Area = 3347 sq ft / 310.9 sq m (excludes garage)

Limited Use Area(s) = 42 sq ft / 3.9 sq m

Total = 3389 sq ft / 314.8 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). © n̄checom 2025. Produced for Lane & Holmes. REF: 1283436



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