



4 Brittons Close, Sharnbrook,  
Bedfordshire MK44 1PN





A much improved and greatly extended detached house with an optional and versatile potential ground floor annex providing up to six bedrooms in total, nicely positioned on an attractive corner plot with ample off road parking within this highly regarded North Bedfordshire village.

The front door opens into a spacious reception hall with a dog leg staircase and access to the large, dual aspect, bay fronted sitting room with a feature fireplace and sliding doors to the rear garden. There is a refitted cloakroom, a study and the impressive, refitted kitchen/dining room with a comprehensive range of contrasting high gloss units with Silestone quartz work tops, integrated appliances and lighting. The ground floor is completed with the excellent and versatile potential annex which comprises a lounge with doors to the garden, two double bedrooms, a shower room and a large utility area/gym, formerly the double width garage.

The first floor has a light and airy landing with a linen cupboard and loft access. Doors lead to the main bedroom with a stylish, refitted ensuite shower room, a dressing room/bedroom four, two further double bedrooms and the refitted family bathroom.

Externally, the corner plot has an impressive, landscaped frontage with manicured lawns, attractive paved pathways, external lighting and water and a driveway providing ample off road parking. Double gates open to a further gravelled parking area suitable for storing a caravan/camper/trailer etc and there is a large storage shed. A second gate provides pedestrian side access to the fully enclosed and sheltered 47 ft wide x 30 ft deep rear garden plus side garden with two paved patio areas, a central lawn, three pergolas, lighting and electric points and a useful garden shed.

Overall, an excellent family home Ideally located on the fringe of the village providing good access to the selection of village shops, a public house, restaurant, the historic church, the primary school, Sharnbrook Academy and the many sports and recreational facilities available.



- \* **Versatile 6 Bedroom Detached House**
- \* **Potential Ground Floor Annex**
- \* **Refitted Kitchen/Dining Room**
- \* **Refitted Cloakroom & Refitted Ensuite**
- \* **Study**
- \* **Landscaped Gardens**
- \* **Ample Off Road Parking**
- \* **Sought After Village Location**
- \* **Viewing Highly Recommended**



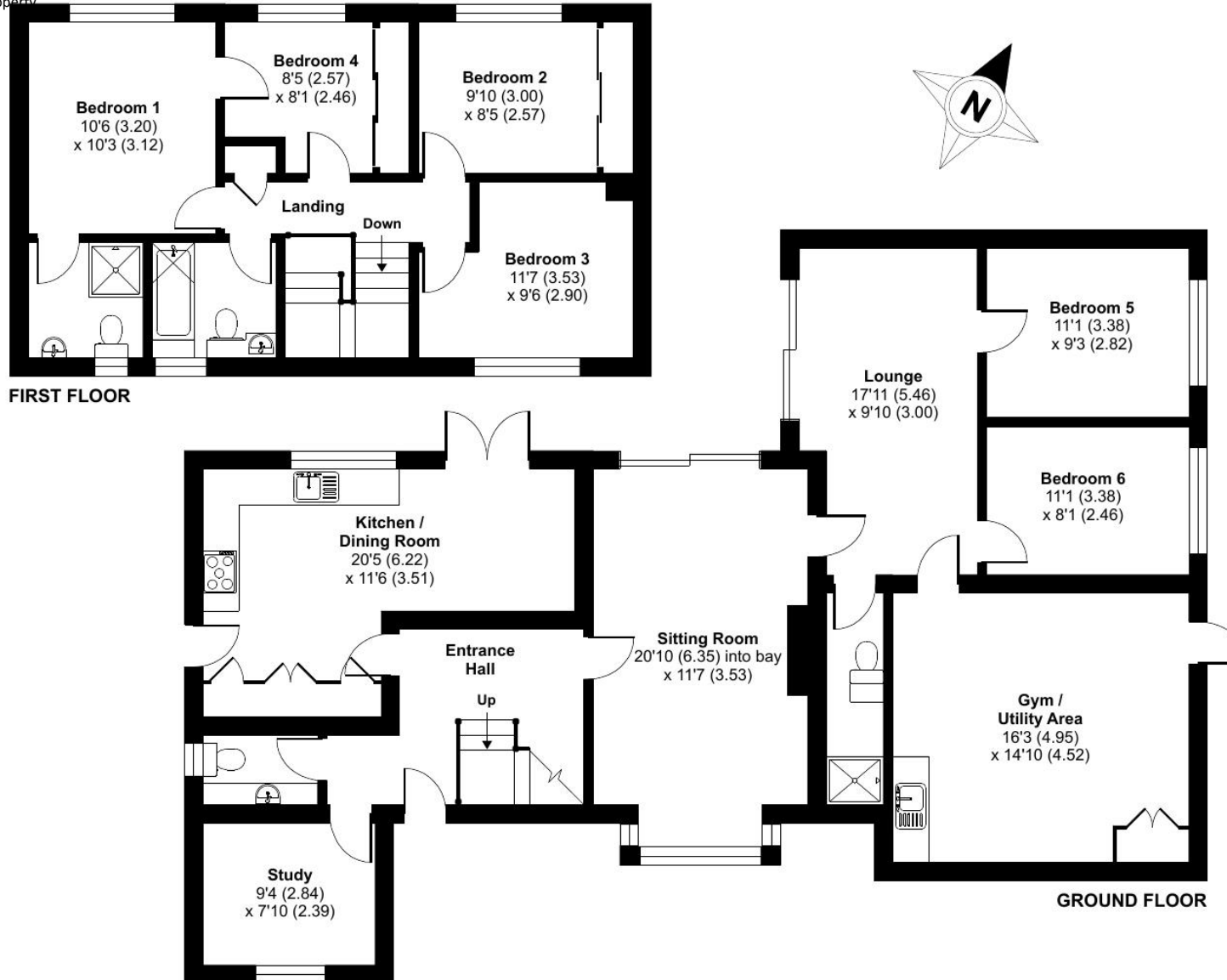
## FREEHOLD

“Hassett House”, Hassett Street, Bedford MK40 1HA

[www.taylorbrightwell.co.uk](http://www.taylorbrightwell.co.uk) [property@taylorbrightwell.co.uk](mailto:property@taylorbrightwell.co.uk)

**01234 326444**

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Approximate Area = 2035 sq ft / 189 sq m

For identification only - Not to scale



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