



**37 Loring Road, Sharnbrook,  
Bedfordshire MK44 1JF**





An extended and good sized three bedroom semi detached house nicely positioned on a corner plot within this highly regarded and much sought after north Beds village with many local amenities and facilities including, The Mill Theatre, historic church, The Sharnbrook Academy and local shops and pub.

The excellent accommodation includes the entrance hall with engineered oak flooring continuing through to the spacious sitting room with a fireplace and doors to the rear garden. The fitted kitchen opens into the nice sized family/dining room which features a log burner and a wide bay window overlooking the garden. There is a separate rear hall/boot room plus an utility room, these could be combined to create a larger versatile space if required. On the first floor the landing leads to the two doubles and one single bedroom plus the family bathroom.

Externally the driveway provides ample parking and leads to the garage and adjoining carport. The lawned front garden is quite secluded with mature hedging, trees and shrubs and the 39 ft x 35 ft rear garden is very well maintained with a lawn, established borders, ornamental pond and patio area.

A lovely family home with versatile accommodation, viewing is strongly recommended.

- \* **Extended 3 Bedroom Semi Detached**
- \* **2 Spacious Reception Rooms**
- \* **Boot Room**
- \* **Utility Room**
- \* **Gas Radiator Heating**
- \* **Double Glazing**
- \* **Large Driveway**
- \* **Garage**
- \* **Secluded Gardens**

**Freehold**

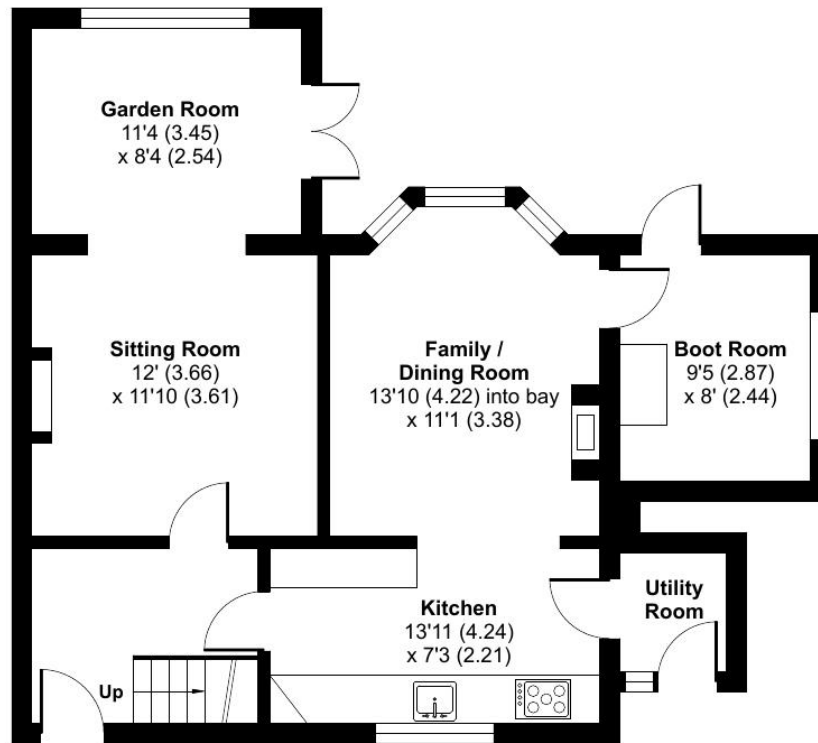


“Hassett House”, Hassett Street, Bedford MK40 1HA

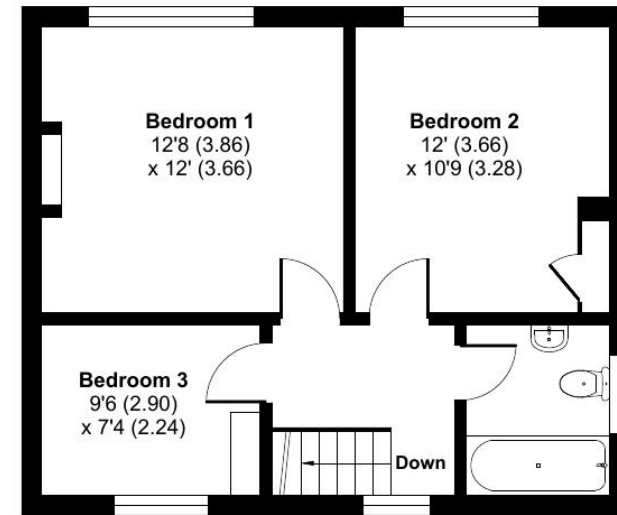
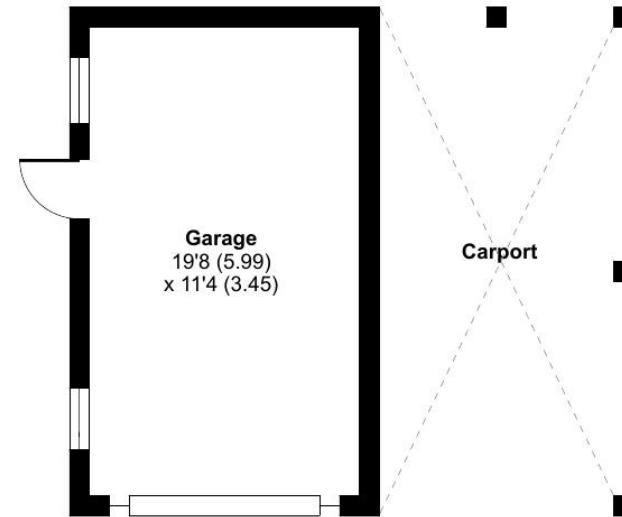
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**GROUND FLOOR**



**FIRST FLOOR**

Approximate Area = 1170 sq ft / 108.6 sq m (exclude garage / carport)

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 Taylor Brightwell. REF: 1182115