



**51 St. James Way, Biddenham,  
Bedford MK40 4UH**





An impressive five bedroom detached house providing over 1700 sqft of light, bright and spacious accommodation nicely positioned within this attractive new development on the edge of Biddenham village with good access to a range of local amenities, the town centre and mainline train station.

The well planned accommodation includes a bay fronted sitting room, a separate good sized dining room, a study, the feature open plan kitchen/family room with granite work tops and integrated appliances and a utility room. On the first floor there is the large main bedroom with built in wardrobes and en suite, four further good sized bedrooms, a second en suite and the family bathroom. Externally there is an open plan front garden with a block paved driveway providing ample parking, a further allocated parking space and the double length garage. The rear garden is 42 ft wide by 30 ft deep well maintained and laid to lawn.

A very well presented family home with many attractive features and conveniently located for nearby supermarkets, both private and highly regarded state schools and major road links.

\* **Sitting Room 15'5 x 15'1**

\* **Study 9'9 x 7'11**

\* **Dining Room 12' x 10'1**

\* **Open plan Kitchen/Family Room 20'4 x 12'1**

\* **Main Bedroom 20' max x 12'10**

\* **Bedroom Two 12'7 x 12'3**

\* **Bedroom Three 10' x 8'11**

\* **Bedroom Four 9'1 x 8'11**

\* **Bedroom Five 11'7 x 10'5**

\* **Tandem Garage 28'5 x 10'9**



**FREEHOLD**

"Hassett House", Hassett Street, Bedford MK40 1HA

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