



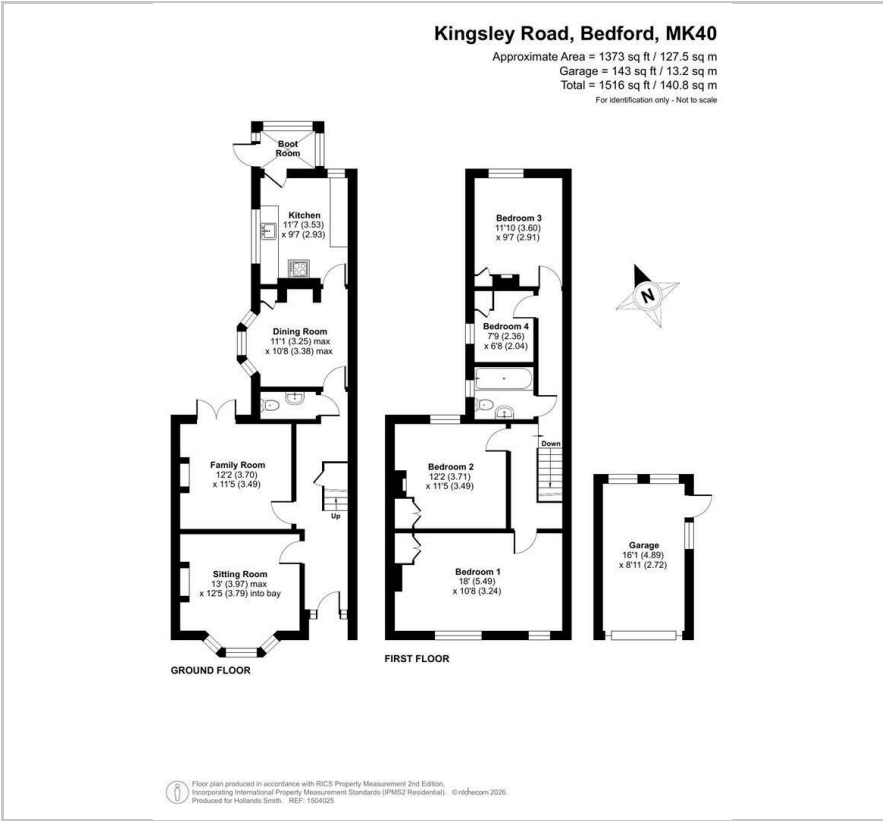
28 Kingsley Road

, Bedford, MK40 3SE

£675,000



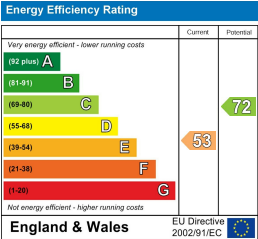
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Bedford Office on 01234 216612 if you wish to arrange a viewing appointment for this property or require further information.

- Period Semi Detached Home
- Large Garden Plot with Single Garage
- Scope for Significant Extension/Development (STPP)
- Four Bedrooms
- Three Reception Rooms
- Period Features Including Fireplaces
- Sympathetically Replaced Wooden Double Glazed Windows
- Gas Radiator Heating



Situated in one of the area's most popular roads and just a few steps away from Russell Park and the Embankment, this splendid Edwardian semi-detached house offers a period feel throughout and occupies a large garden plot presenting the opportunity for extension or development. The accommodation includes three separate reception rooms, perfect for both entertaining guests and enjoying family time. Three of the four bedrooms are comfortable doubles with bedroom four ideal as a study or nursery. There is a first floor bathroom, conveniently located to serve the household, a handy ground floor W/C and the kitchen has plenty of cupboard and work space as well as access to the useful rear porch, ideal for further storage. The property has been tastefully updated with wooden double-glazed windows that enhance both energy efficiency and aesthetic appeal and the period fireplaces add a touch of character and warmth, making the living spaces inviting and cosy. However, it is the outside space that really sets this property apart, with significant scope for further development, subject to the necessary consents, and the rare benefit of a garage, providing secure parking and/or extra storage space.

The property is conveniently located for many of the town's most popular attractions with both Russell Park and The Embankment very close by. Highly-regarded schools for all ages are within easy reach including the Harpur Trust options. The range of independently-owned specialist shops along Castle Road includes a butchers, bakery and home improvement stores along with the choice of restaurants, cafés and coffee shops. Bedford town centre is under a mile away and offers a wider choice of shops along with fast rail links into London St Pancras. EER: E



163 Castle Road, MK40 3RT

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www.hollandsmith.co.uk

These particulars are believed to be accurate but are not guaranteed to be so. They are intended only as a general guide and cannot be constructed as any form of contract, warranty or offer. No apparatus, equipment, fittings or services have been tested and so we cannot verify that they are in working order. The details are issued on the strict understanding that any negotiations in respect of the property are conducted through Hollands Smith Estate Agents and Valuers.