



**Berkeley Close
Biggleswade, SG18 8SY**

£365,000

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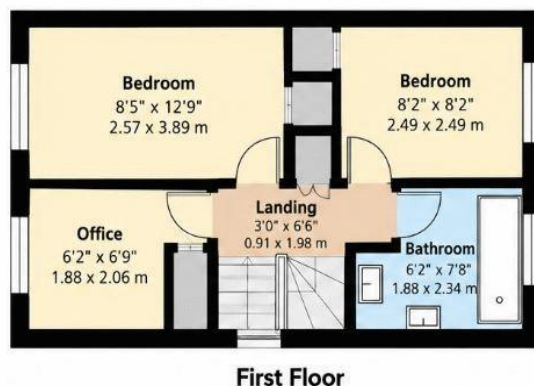
MAIN FEATURES:

- Good Size Semi Detached House
- Kitchen/Diner
- Lounge
- Three Well Proportioned Bedrooms
- Family Bathroom/WC
- Front & Rear Gardens
- Off Road Parking & Garage

Situated in the popular residential area of Berkeley Close, this well-proportioned three-bedroom semi-detached home offers spacious and versatile accommodation, ideal for families, first-time buyers and those looking to upsize. The ground floor boasts a welcoming lounge, perfect for relaxing, alongside a generously sized kitchen/diner providing an excellent space for family meals and social gatherings. A convenient ground floor WC completes the downstairs accommodation. Upstairs, the property offers three well-proportioned bedrooms and a family bathroom/WC. Externally, the property benefits from a good-sized rear garden. To the front, there is a garden, private driveway providing off-road parking and a garage offering additional parking or useful storage.

Biggleswade is a thriving market town offering an excellent range of shops, supermarkets, cafés, restaurants and leisure facilities. Families benefit from access to local schools, parks and countryside walks. The town also enjoys excellent transport connections, with Biggleswade railway station providing direct services to London and convenient access to the A1, making it particularly appealing to commuters.

Early viewing is highly recommended to appreciate the space and potential this fantastic family home offers.



This plan is for illustration purpose only and may not be representative of the property.

We have prepared these property particulars as a general, broad guide of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon. Lease details, service charges and ground rent (where applicable) and council tax etc are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Viewings: By appointment.

For further information contact us:

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We're Open:

8am – 8pm 7 days a week

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