



Flitwick Road, Westoning, Bedfordshire, MK45 5JA

The ground floor offers open-plan sitting and dining areas, creating a bright, airy flow across the main living spaces. Upstairs are three generous double bedrooms, ideal for family or guests, along with a stylish re-fitted family bathroom. The layout is thoughtfully designed for comfort and practicality. Outside, the westerly-facing rear garden provides a pleasant space for relaxing or al fresco dining. A garage and off-road parking add further convenience, offering secure storage and easy vehicle access.



This property is presented by Duncan Stead - a Love Homes property expert with over 25 years' experience.

Find out more about this property by scanning the QR code.



1.5m



3



2



1

Tenure: Freehold

Council Tax: C



Westoning village offers several amenities including a pub, restaurant, butchers, convenience store with a Post Office, parish church, tennis club, and Lower School which feeds into Arnold Academy Middle School in Barton-le-Clay and Harlington Upper School. Westoning is also on a coach route connecting to the esteemed Harpur Trust private schools in Bedford. Nearby Flitwick, Toddington, and Ampthill provide additional shopping and leisure options. Larger shopping facilities are available at Milton Keynes which is typically about a 30 minute drive away.

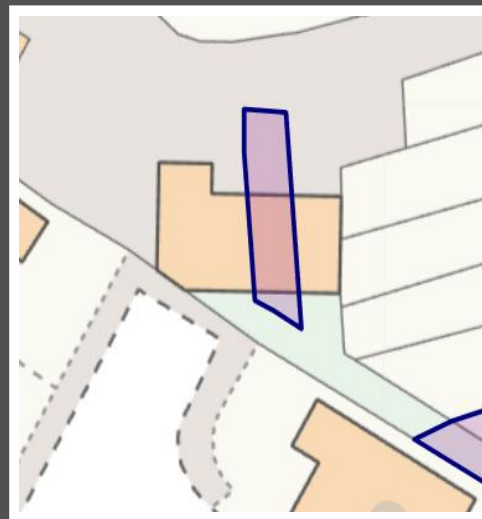
For commuters, Harlington and Flitwick villages each have train stations with Thameslink service to London St Pancras International (reachable within 45 minutes) and connections to the City, Gatwick Airport, and Brighton. Junction 12 of the M1 motorway is just 2 miles away, and Luton Airport can be reached in a 20 minute drive.





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

EPC RATING TO FOLLOW



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