



Connells

Newton View
Flitwick Bedford



Property Description

Connells Estate Agents are delighted to present this immaculately presented two-bedroom end of terrace property which is situated in the popular modern development on the outskirts of town and close to local amenities. The modern property would be a great option for first time buyers, home-movers or buy to let investors.

The accommodation comprises of an entrance hall, inviting living room, downstairs WC and well-presented kitchen all situated on the ground floor. To the first floor you will find two double bedrooms and the main bathroom. Outside the property comprises of a low maintenance rear garden (part artificial lawn, part paved and decked patio) and to the front an additional area, along with adequate off-road parking.

Off Road Parking

Off road parking situated to front of property, laid to block paving.

Entrance Hall

Accessed via front entrance door with opaque double-glazed insert. Stairs to first floor landing with built-in storage cupboard beneath. You will find both doors leading to kitchen living room and WC.

Kitchen

11' 6" x 8' 1" (3.51m x 2.46m)
Double glazed window to front aspect along with a combination of base and wall mounted units with work surface areas incorporating 1½ bowl sink and drainer with tap. Gas hob with extractor canopy/fan over-head. Built-in oven. Integrated fridge/freezer and slimline dishwasher. Space for washing machine. Spotlights to ceiling. Floor tiling.

Cloakroom/Wc

There is a two-piece suite comprising of a WC and wash hand basin with tap and tiled splashback. Radiator. Floor tiling. Extractor fan

Living Room

14' 4" x 10' 6" (4.37m x 3.20m)
Double glazed French doors to rear aspect, with matching sidelights and top openers. Two radiators. Wood effect flooring.

Landing

From stairs to landing leads to both bedrooms and bathroom. Access hatch to loft. Wood effect flooring.

Bedroom 1

14' 4" x 9' 2" (4.37m x 2.79m)
Double glazed window to rear aspect. Radiator. Wood effect flooring.

Bedroom 2

14' 4" x 9' 11" (4.37m x 3.02m)
Two double glazed windows to front aspect. Radiator. Wood effect flooring. Built-in storage cupboard.

Bathroom

Opaque double-glazed window to side aspect. Three-piece suite comprising: WC, 3 piece - wash hand basin with tap, Bath with tap and shower overhead. Tiled splashbacks. Heated towel rail. spotlights to ceiling. Extractor fan. Floor tiling.

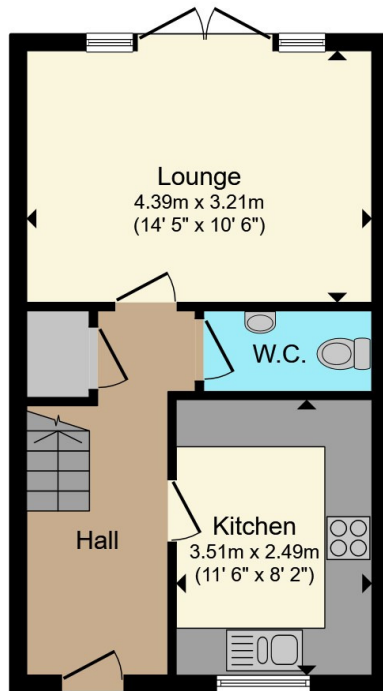
Front Garden

Laid to decorative chippings. Paved pathway leading to front entrance door and pathway. Part enclosed by metal railings.

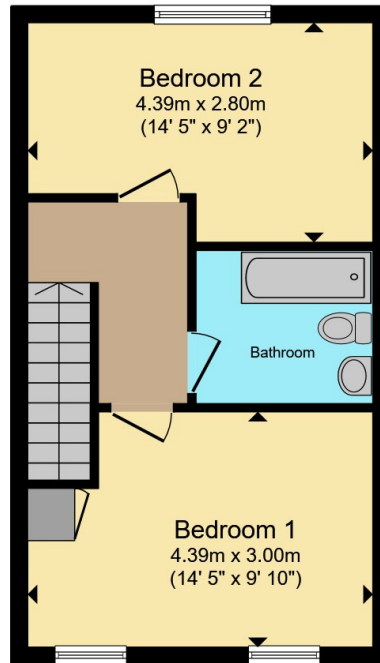
Rear Garden

Combination of part paved patio/decking area part artificial lawn, with raised decked seating area beyond. Enclosed by timber fencing with gated side access. South-easterly aspect to rear of property.





Ground Floor



First Floor

Total floor area 69.8 m² (752 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



To view this property please contact Connells on

T 01525 712 271
E flitwick@connells.co.uk

Unit 9 Russell Centre Coniston Road Flitwick
 BEDFORD MK45 1QY

EPC Rating: B Council Tax
 Band: C

view this property online connells.co.uk/Property/FLI305744

Tenure: Freehold



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