



**Connells**

Townfield Road  
Flitwick Bedford

# Townfield Road Flitwick Bedford MK45 1JQ

for sale offers in excess of  
**£290,000**



## Property Description

Early viewing is advised at this semi detached three bedroom property. This property offers huge potential to make your mark!

With the benefit of No onward chain! The home offers a Kitchen diner which backs on to a good sized rear garden, well proportioned living room, three good sized bedrooms and a family bathroom. The property benefits from a garage and off road parking.

Nestled in the middle of Bedfordshire, Flitwick is a popular historical and ever growing location, with excellent schools, an array of local businesses public houses, cafes, coffee bars and restaurants and within a close proximity to Centre Parcs. Offering pleasant walks within the beautiful nature reserves of Flitwick Moor, Folly Wood, Flitwick Manor, also there is the medieval church of St Peters and St Pauls. Flitwick Mill - which was built by the Monks of Dunstable Priory since 1085. Physical evidence of a Norman Fortification (Flitwick Castle) -locally known as the Mount. Flitwick also benefits from having the Thameslink train line, which is approximately 40 minutes direct to London St Pancras. Flitwick is surrounded by popular villages that offer their own historical landscapes and attractions, people move here from far and wide as the location is perfect for commuting using the train or the M1 junction 12.

## Entrance / Hallway

Door to front which is located to the side aspect, radiator, access to ground floor rooms and stairs rising to first floor.

## Living Room

13' 11" x 10' 2" ( 4.24m x 3.10m )

Double glazed bay window to front aspect, radiator.

## Kitchen / Diner

17' 11" x 8' 3" ( 5.46m x 2.51m )

Double glazed window, wall to base fitted units, easy clean work surfaces, stainless steel sink with drainer, space for white goods, radiator, patio door to garden, space for dining table.

## Bathroom

Panelled bath with over head shower, low level wc, hand wash basin, towel radiator, double glazed opaque window.

## First Floor

### Landing

Access to loft, doors to bedrooms.

### Bedroom 1

14' x 10' 2" ( 4.27m x 3.10m )

Double glazed windows, radiator.

### Bedroom 2

7' 10" x 11' 9" ( 2.39m x 3.58m )

Double glazed window, radiator.

### Bedroom 3

6' 2" x 5' 11" ( 1.88m x 1.80m )

Double glazed window.

### Outside

### Front Garden

Driveway with grass lawn.

### Rear Garden

Mostly laid to lawn with mature shrubs and plants. Access to garage.

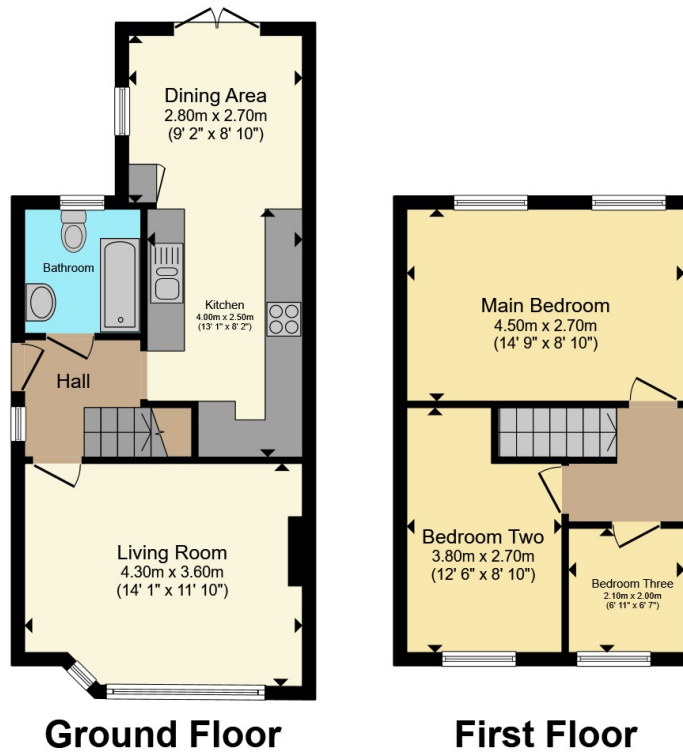
### Garage

Single garage, we have been advised there may be asbestos present - subject to further investigation.









Total floor area 73.7 m<sup>2</sup> (793 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](http://www.propertybox.io)



To view this property please contact Connells on

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EPC Rating: E Council Tax  
 Band: C

Tenure: Freehold

**view this property online [connells.co.uk/Property/FLI305737](http://connells.co.uk/Property/FLI305737)**



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