



**Connells**

Mowbray Road  
Bedford



## Property Description

Situated in the ever-popular South Bedford area, this three-bedroom mid-terrace home offers spacious and practical accommodation throughout, making it an ideal purchase for first-time buyers, growing families, or investors alike.

The property welcomes you via an entrance porch leading into a comfortable and inviting lounge. To the rear, you will find a spacious kitchen/diner with patio doors opening directly onto the enclosed rear garden, creating the perfect space for both everyday living and entertaining.

To the first floor, the property offers three well-proportioned bedrooms alongside a family bathroom.

Externally, the home benefits from a private enclosed rear garden, useful outbuilding, and outside W/C.

Conveniently positioned within easy reach of local amenities, schools, and excellent road links, this property is ideally located for commuters and families alike.

Early viewing is highly advised to fully appreciate all this property has to offer!!

**Entrance Porch**

**Living Room**

**Kitchen/Diner**

**Downstairs W/C**

**First Floor**

**Landing**

**Bedroom One**

**Bedroom Two**

**Bedroom Three**

**Family Bathroom**

**External**

**Front Garden**

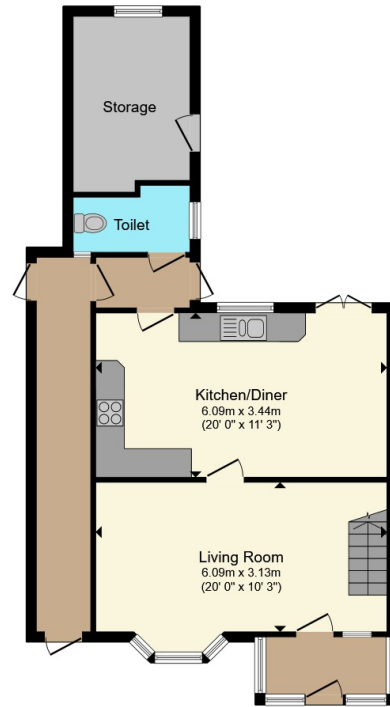
**Rear Garden**

**Storage Outbuilding**

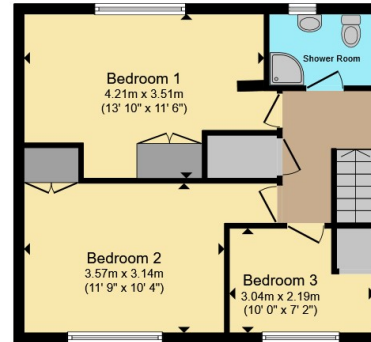








**Ground Floor**



**First Floor**

Total floor area 117.9 m<sup>2</sup> (1,269 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

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42 Allhallows  
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EPC Rating: Council Tax  
 Awaited Band: B

Tenure: Freehold

**view this property online [connells.co.uk/Property/BED313136](http://connells.co.uk/Property/BED313136)**



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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