



44 The Moor
Bedford, MK43 7JR



Bradley Cooper
Partnered With
Simpsons
Property Experts

Nestled in the sought after village of Carlton is this three bedroom, detached bungalow which presents an exceptional opportunity for those seeking a property that offers significant potential to extend or redevelop STPP. The property also features an extremely larger plot approx. 330FT.

Upon entrance to this property you're greeted with a porch leading into the hallway. There are doors leading into three bedrooms, the master bedroom also comprises of fitted wardrobes. Furthermore this Bungalow features a shower room with separate WC, spacious living/dining room and a fully fitted kitchen which comprises of wall to base units and space for appliances.

Externally the Bungalow is set on an extremely large plot approx. 330FT, and property offers a wealth of outdoor space, providing ample room for gardening, recreation, or even the possibility of extension or redevelopment, subject to planning permission. The expansive grounds are a rare find and present a blank canvas for your creative vision.

Additionally, the property includes a detached single garage and a driveway, offering secure parking for several vehicles. The sought-after location of Carlton enhances the appeal, with local amenities, schools, and transport links within easy reach, making it an ideal choice for families and professionals alike.

In summary, this three-bedroom detached bungalow is a unique find in a prime location, offering both comfort and the potential for future development. Whether you are looking to make it your forever home or seeking an investment opportunity, this property is not to be missed.

Offers in the region of £450,000



3



2



2



GROUND FLOOR



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	





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