



Pitchfork Way Houghton Conquest Bedford MK45 3QZ

for sale
£365,000



Property Description

Situated in the highly sought-after village of Houghton Conquest, on the outskirts of Bedford, this beautifully presented three-bedroom semi-detached property offers spacious and modern living-ideal for families, first-time buyers, or those looking to upsize.

Upon entering the property, you are welcomed by a bright entrance hall providing access to a generous lounge, perfect for relaxing or entertaining guests. To the side, the well-appointed kitchen/diner offers ample storage and workspace, with space for family dining and direct access to the garden. A convenient downstairs cloakroom completes the ground floor accommodation.

To the first floor, there are three well-proportioned bedrooms. The master bedroom benefits from its own en suite shower room, while the remaining bedrooms are served by a contemporary family bathroom.

Externally, the property boasts a fully enclosed rear garden, ideal for outdoor entertaining and family enjoyment. To the side of the property, there is a driveway providing off-road parking.

Located within a popular residential development, this home is well positioned for local amenities, reputable schooling, and excellent transport links.

Entrance Hall

Downstairs W/C

Kitchen/Diner

15' 4" x 9' 5" (4.67m x 2.87m)

Lounge

16' 3" x 15' 4" (4.95m x 4.67m)

First Floor

Landing

Bedroom One

10' 5" x 10' 4" (3.17m x 3.15m)

En-Suite

Bedroom Two

11' 8" x 8' 1" (3.56m x 2.46m)

Bedroom Three

10' 8" x 7' 6" (3.25m x 2.29m)

Family Bathroom

External

Enclosed Rear Garden

Parking

Agent Note

We have been unable to verify material information that relates to this property. We ask that buyers make their own enquiries and satisfy themselves in regards to any specific requirements before proceeding.





To view this property please contact Connells on

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EPC Rating: B Council Tax
Band: C

Tenure: Freehold

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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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