



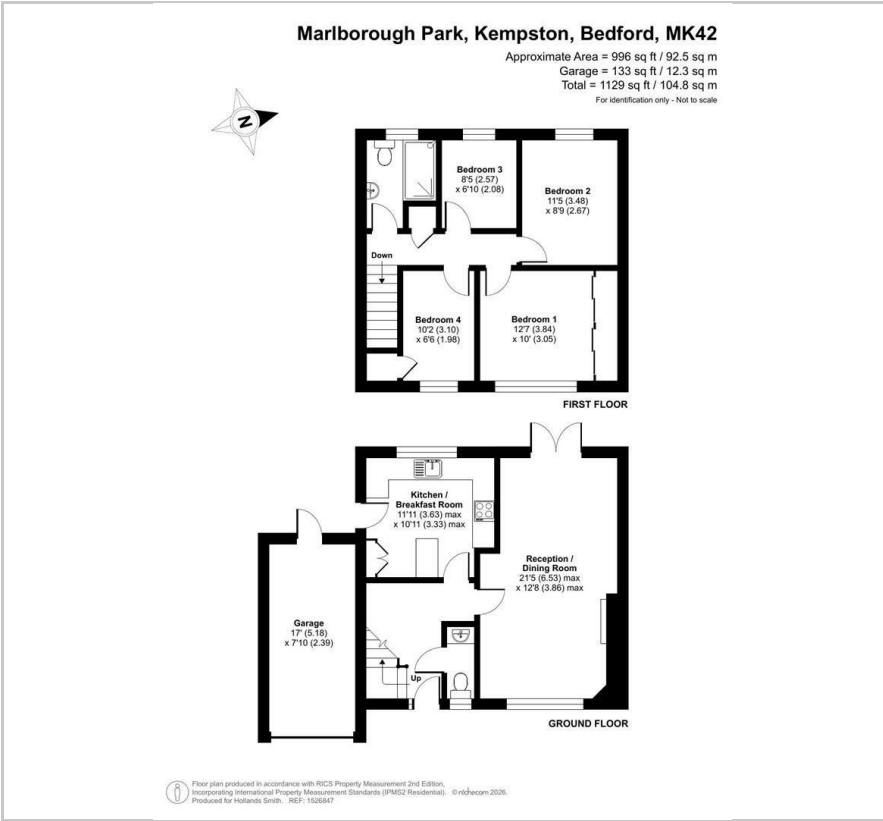
45 Marlborough Park

Kempston, Bedford, MK42 8AN

£425,000



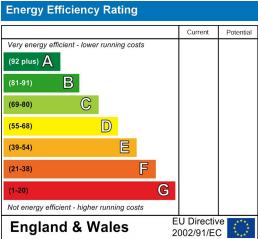
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Bedford Office on 01234 216612 if you wish to arrange a viewing appointment for this property or require further information.

- Quietly Situated Modern ■ Four Bedrooms Detached Home
- Spacious Living Room ■ Kitchen/Breakfast Room
- Newly Fitted Shower Room ■ Gas Radiator Heating
- Sunny, South Facing Garden ■ Attached Single Garage
- Block Paved Driveway ■ No Onward Chain



Quietly situated towards the end of a cul-de-sac, this well maintained detached home is available with no onward chain. Set back from the road, the property occupies an enclosed, sunny plot which is not overlooked at the rear. The accommodation provides four bedrooms, a 'front to back' living room, and a good sized kitchen with ample room for a breakfast bar. There is a ground floor cloakroom and a newly refurbished upstairs shower room. The block paved driveway allows off road parking for two vehicles and the attached single garage has a remote controlled door and roof storage. The enclosed rear garden offers some privacy enjoys a sunny, predominantly south facing aspect. Marlborough Park is a private road with a large park and community centre close at hand whilst Kempston's range of amenities are within walking distance. Bedford's hospital, town centre and rail station are within a mile of the house.

Council Tax Band: D EPC Rating: B

Well maintained and presented this modern detached home offers a 'no chain' purchase opportunity with the potential to upgrade and extend, if required. There is gas radiator heating fired by a recently installed boiler (approx. 2 years old) and all of the windows are uPVC double glazed. The solar roof panels help significantly with reducing the home's running costs.

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