



24 The Grove

, Bedford, MK40 3JW

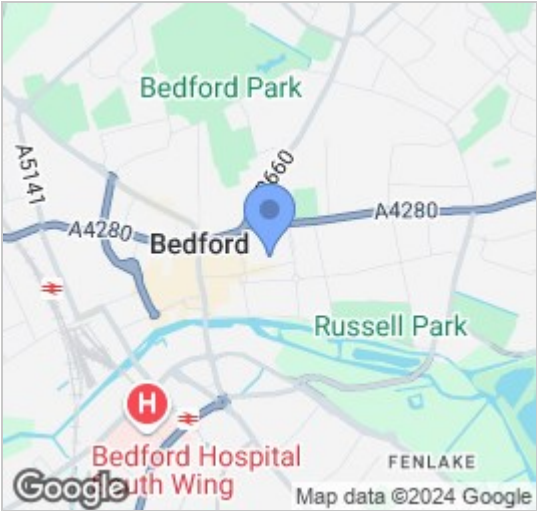
Price Guide £300,000



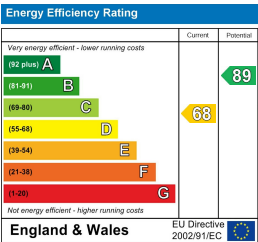
Floor Plan



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.



This Grade II listed period cottage has been sympathetically updated by the present owner. The distinctive, characterful terrace of cottages lies on the edge of the town and on the doorstep of an array of pubs, restaurants and delis. The accommodation features an open plan living room with log burner, a well equipped kitchen, ground floor shower room and two double bedrooms. Outside, the enclosed rear garden enjoys a sunny, predominantly west facing aspect. Despite its proximity to town, the location is surprisingly quiet but with the benefit of an array of amenities within a short stroll.

Council Tax Band: B EPC Rating: D

Located within the town's Conservation area, the property sits amongst period homes, coffee shops and traditional pubs. The picturesque Embankment and Russell Park are within comfortable walking distance. The town centre provides a range of retail and leisure facilities whilst, for the commuter, there is a fast rail link into London's St Pancras.



163 Castle Road, MK40 3RT

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These particulars are believed to be accurate but are not guaranteed to be so. They are intended only as a general guide and cannot be constructed as any form of contract, warranty or offer. No apparatus, equipment, fittings or services have been tested and so we cannot verify that they are in working order. The details are issued on the strict understanding that any negotiations in respect of the property are conducted through Hollands Smith Estate Agents and Valuers.