



Eastdale Close, Kempston, Bedford, Bedfordshire MK42 8LZ



Eastdale Close
Kempston
Bedford
Bedfordshire
MK42 8LZ

£300,000

** WALDENS ARE UNDER NEW OWNERSHIP** Waldens are pleased to bring to the market, this tastefully extended three bedroom home set in a cul-de-sac. Property consists lounge/diner, kitchen/breakfast room and useful utility area. Three proportional sized bedrooms and a refitted bathroom. Separate garage.

- Extended Three Bedroom Semi-Detached Property
- Good Sized Lounge/Diner
- Beautifully fitted extended kitchen with breakfast area
- Separate Utility Room
- Gas Central Heating
- Immaculate Bathroom Suite
- Garage In Block

- Council Tax Band C
- Energy Efficiency Rating D



Eastdale Close is on the edge of Kempston and gives good access to the A421, A428 which then lead to the A1 and M1.

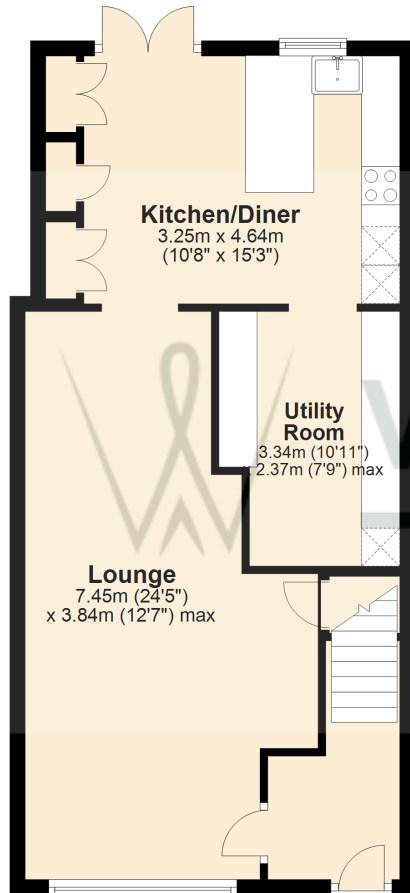


Entering the property into the entrance hall which gives access to the first floor via the stairs and door into the main living areas. The lounge diner is of a generous size with a window to the front and then dining area opens up into the beautifully appointed kitchen with breakfast bar. The kitchen has a double Bosch oven, butler style sink and space for a fridge / freezer. You have a wide range of stylish units which enable lots of storage. The back of the property has skylight windows as well as a window overlooking the rear garden and French doors so it allows the natural light to flood in. Off the kitchen you have the utility room, which again has ample amount of units which allow a large amount of storage. Plumbing for a washing machine , space for tumble dryer and a integral dishwasher finishes off the utility room. Upstairs like downstairs, is in immaculate order, three standard sized bedrooms and a white bathroom suite which is fully tiled walls and shower above the bathroom. Outside the rear garden is fully enclosed and mainly laid out lawn. The property benefits from two mono block areas which are ideal seating areas. The garage is found to the rear of the property in a block of two, the garage has up and over door.



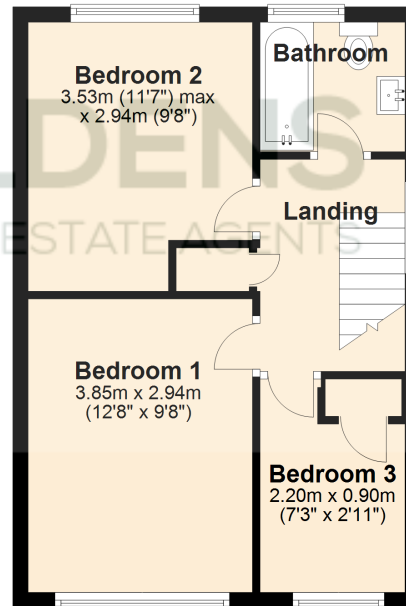
Ground Floor

Approx. 52.1 sq. metres (561.1 sq. feet)



First Floor

Approx. 37.0 sq. metres (397.7 sq. feet)



Total area: approx. 89.1 sq. metres (958.8 sq. feet)

This floor plan is for illustrative purposes only. The total size does include outbuildings and is an approximate.
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		87
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E	55	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			EU Directive 2002/91/EC

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