



Lunedale Close, Kempston, Bedford, Bedfordshire MK42 8JQ



**WALDENS**  
ESTATE AGENTS

Lunedale Close  
Kempston  
Bedford  
Bedfordshire  
MK42 8JQ

**£325,000**

This well presented 3 Bedroom semi-detached property has been totally refurbished throughout by the owner. Offered for sale with no onward chain. 3 Double bedrooms. Off road parking and garage.

- Well presented 3 Double bedroom semi-detached property
- No Chain
- Double glazed and gas central heating
- Refurbished throughout
- Lounge /Diner
- Modern Kitchen
- Modern bathroom suite
- Front & Rear gardens
- Garage & Driveway

- Council Tax Band C
- Energy Efficiency Rating D



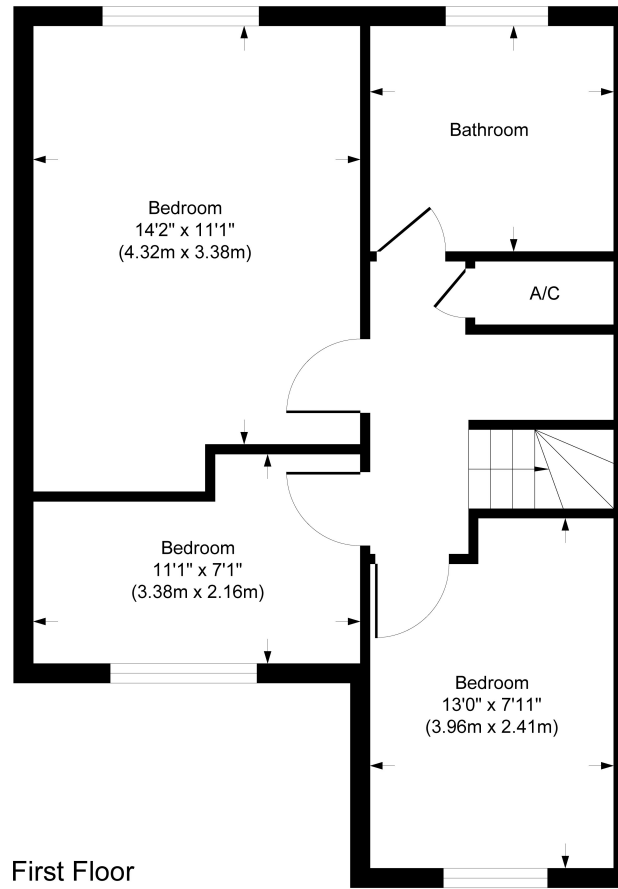
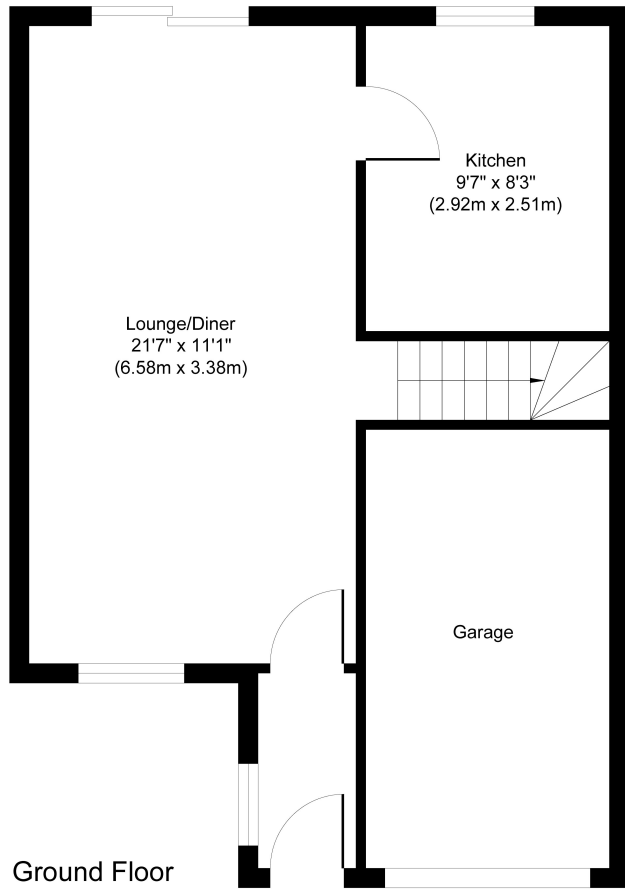
## Close to all amenities



Entering the property via the porch and into the lounge/diner. The lounge/diner is spacious with window to front aspect and double glazed patio door to the rear garden. Kitchen accessed via the lounge and fitted with a range of units with built in oven and hob. Space for fridge/freezer. Space and plumbing for washing machine. On the first floor there is a large storage cupboard. Three double bedrooms. Bathroom is a modern white suite with mixer shower. Heated towel rail. On the outside the rear garden with part being hard standing and remainder laid to lawn. Enclosed by wooden fencing with gated side access. Front with driveway which leads to the integral garage. Remainder of the front being laid to lawn.



Approximate Gross Internal Area  
989 sq ft - 92 sq m



Although every attempt has been made to ensure accuracy, all measurements are approximate.  
This floorplan is for illustrative purposes only and not to scale.  
Measured in accordance with RICS Standards.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		<b>84</b>
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		
(39-54)	<b>E</b>	<b>60</b>	
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
<b>England, Scotland &amp; Wales</b>			EU Directive 2002/91/EC