



Jenkyn Road, Wootton, Bedford MK43 9HE

WALDENS ESTATE AGENTS



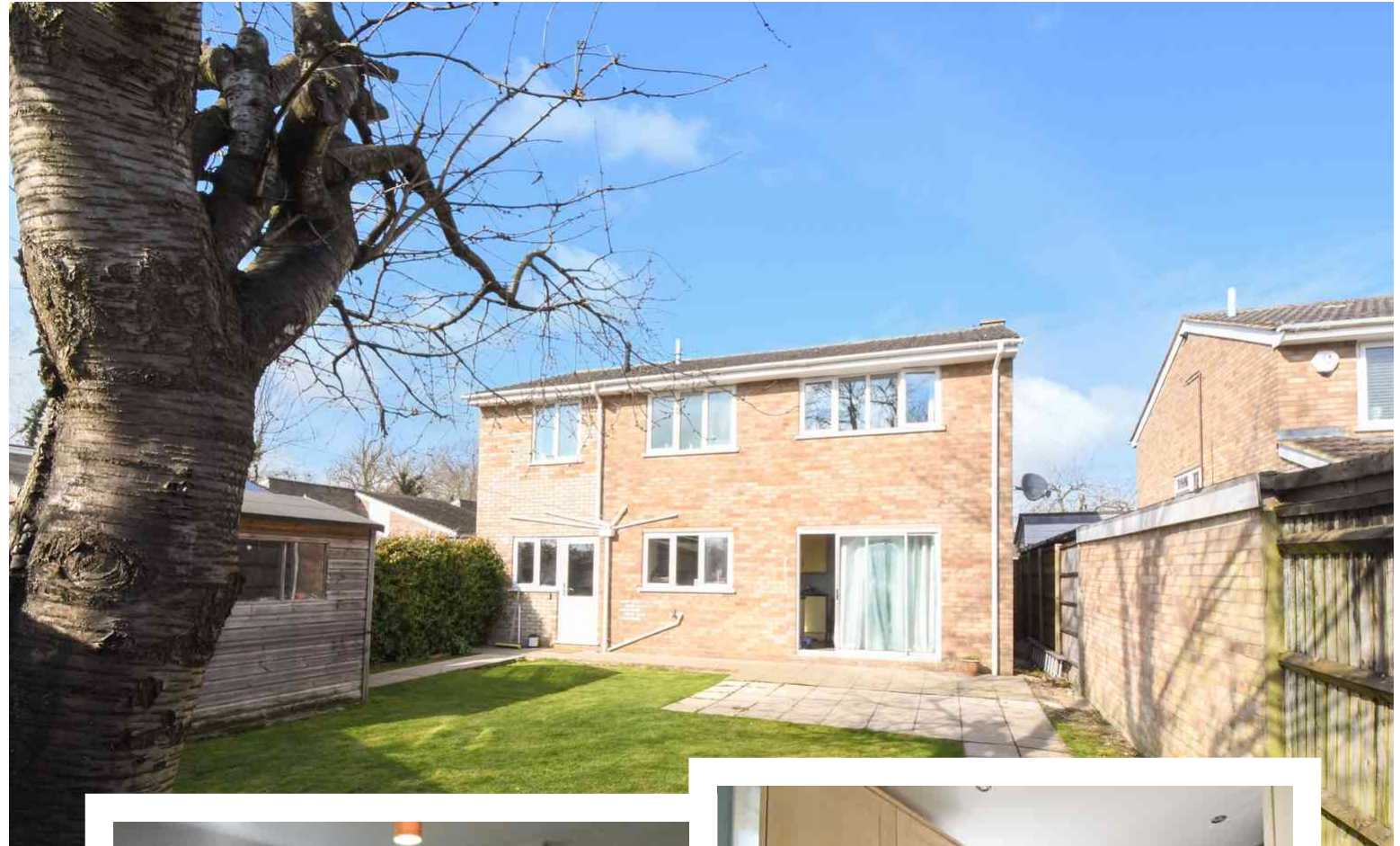
22 Jenkyn Road
Wootton
Bedford
MK43 9HE

Guide Price £450,000

Backing onto open fields we're delighted to offer for sale this double storey extended four bedroom detached home which is over 1300 sqft. Set in established residential area just off Church Walk. Spacious lounge, kitchen/ diner, family room / further bedroom, utility room, cloakroom. Four generous bedrooms one having en-suite shower, family bathroom. Enclosed rear garden. Garage and drive.

- Four Bedroom Double Storey Extended Family Home
- En-Suite Shower Room
- Cloakroom
- Spacious Lounge
- Kitchen/ Dining Room
- Further Reception Room
- Views Of Open Countryside to Rear
- No Onward Chain

- Council Tax Band TBC
- Energy Efficiency Rating C

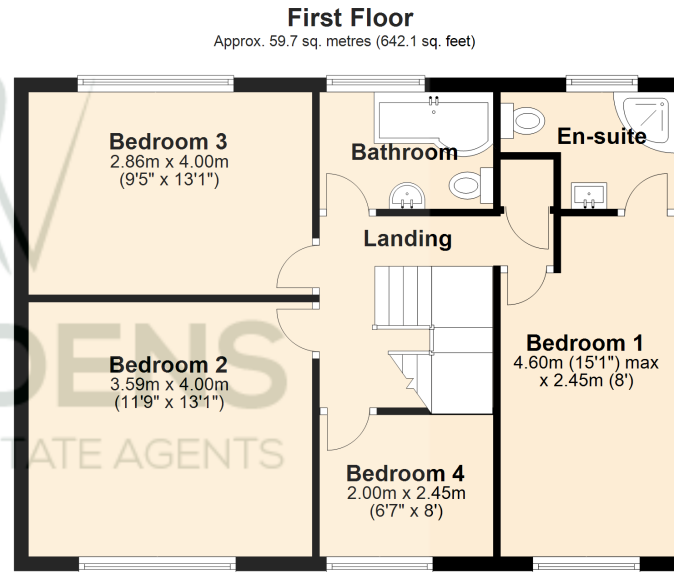
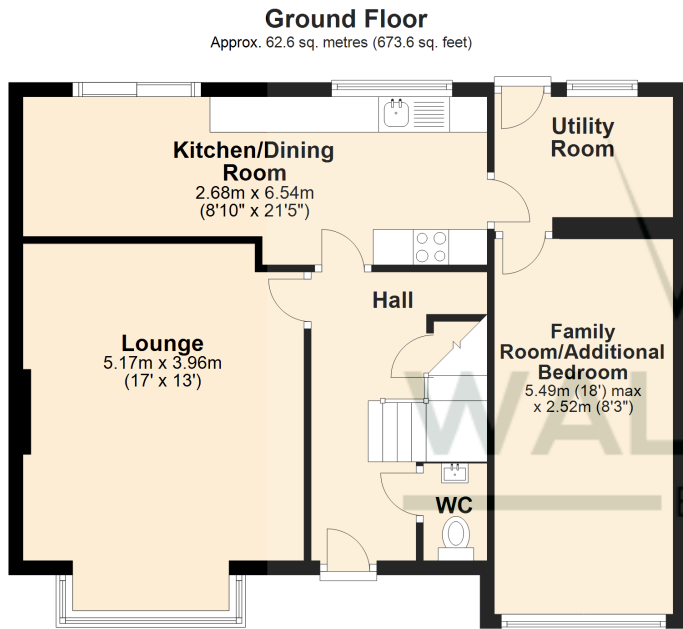


The property overlooks a pleasant green on a non estate location on the edge of Wootton overlooking the fields. Jenkyn Road is just off Church Walk and ideally located for walks and also conveniently located for the post office, shops and petrol station. The A421 is located a few minutes drive which allows access to both the A1 and M1.



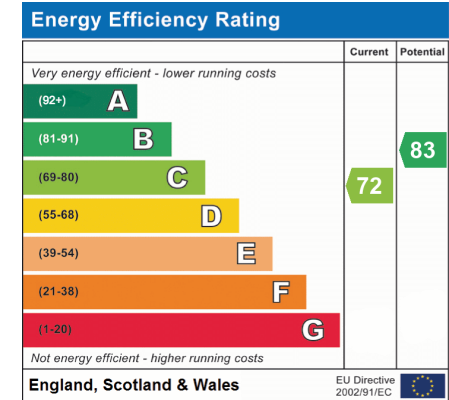
Entering the property into the hall which has stairs to first floor. Door to cloakroom with low level wc and wash hand basin. The lounge is to the front and of spacious size with large window overlooking the front. The kitchen/diner is to the back of the property and has views of the rear garden. The kitchen area has a good selection of storage and built in oven and hob. Space for appliances. The dining area has sliding patio door to rear garden. Door from the kitchen leads into the handy utility area with storage cupboards and sink. Access to the rear garden and window. Door off the utility room leads into a good sized reception room which is currently used as a bedroom. The room overlooks the front of the property. Upstairs you have main bedroom with en-suite shower room and the three remaining proportional sized bedrooms. Bathroom is three piece with bath, pedestal wash hand basin and low level wc. Outside the garden is neatly maintained and mainly laid to lawn. Patio area which is an ideal entertaining area in the summer months. Enclosed by fencing and gated access allows entrance to the drive and garage with it's up and over door. The frontage is lawned with path to front door.





Total area: approx. 122.2 sq. metres (1315.8 sq. feet)

Total floor area excludes outbuildings
Plan produced using PlanUp.



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The information contained in the property details are designed to help you decide whether you would like to view the property and to avoid wasting your time in viewing unsuitable properties. We endeavour to ensure accurate information is detailed, but we are largely guided by information supplied to us by the seller. We are unable to check all aspects of the property as this would be prohibitive. Some of the photographs are taken using a wide- angled lens. Where a floor plan has been provided, this is for guidance purposes only.

