



Broad Street, Clifton, Shefford, Bedfordshire. SG17 5RP





3 Bedroom Semi-Detached House

£495,000 Freehold

In the desirable village of Clifton, two exceptionally spacious semi-detached homes are almost finished. A stunning ground floor with a shower room, a spacious living area with a wood-burning stove, and double doors leading to an amazing open-plan kitchen, dining area, and family room, measuring roughly 7 m by 7 m (23 ft by 23 ft), with Cosentino-style doors leading to the patio and garden, is now available thanks to the extension and complete renovation of the existing homes. Bosch will supply the kitchen appliances and the property has also been equipped with brand-new radiators and a gas boiler system. Available now to view!



- Three double bedrooms
- CHAIN FREE
- Completely renovated to a very high standard
- Open plan kitchen / diner
- Village location connected to outstanding Ofsted schools
- Driveway parking
- New gas boiler fitted
- Downstairs shower room

Ground Floor

Entrance:

The entrance hall has Luxury Vinyl Flooring and door into hallway.

Lounge:

Abt. 16' 7" x 10' 5" (5.05m x 3.17m) A well proportioned room with a window to the front and a lovely wood burning stove fitted. Double doors lead to the vast open plan kitchen/family room.

Kitchen & Family Room:

Abt. 23' 4" x 20' 4" (7.11m x 6.20m) This is a lovely L shape open plan room with a window to the rear and Cosentino style door to the patio and garden which floods the room with light. There is ample space for a dining room table and lounge furniture so the family can relax and enjoy. This will be the focal point of the property. The kitchen has a full range of integrated Bosch appliances and the property has been fitted with new radiators through out

Shower Room:

There is a shower room on the ground floor with a front aspect window. Fitted with a low level WC and wash hand basin.

First Floor

Bedroom One:

Abt. 10' 5" x 10' 2" (3.17m x 3.10m) Double bedroom with window to front and laid to carpet with radiator

Bedroom Two:

Abt. 13' 2" max x 7' 6" (4.01m x 2.29m) Double bedroom. Window to front and laid with carpet and radiator

Bedroom Three:

Abt. 8' 5" x 7' 8" (2.57m x 2.34m) Double bedroom with window to side aspect. Laid to carpet and radiator

Outside

Parking:

Both plots have parking for up to 3 vehicles

Rear Garden:

The garden to the rear leads to lawn with fencing measuring 43ft in length . 83 has a larger garden than 85 but 85 is wider and shorter.

Outside:

Patio area and landscaped lawned garden with gated side access.

Agents Note:

Draft particulars yet to be approved by vendor and maybe subject to change.

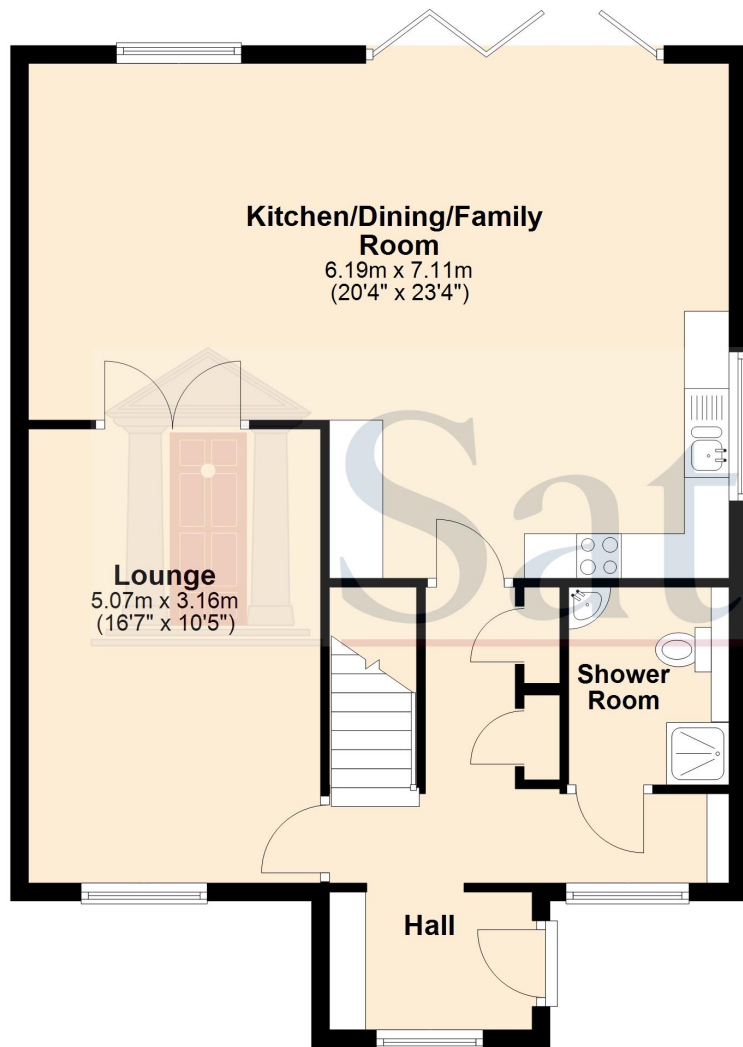




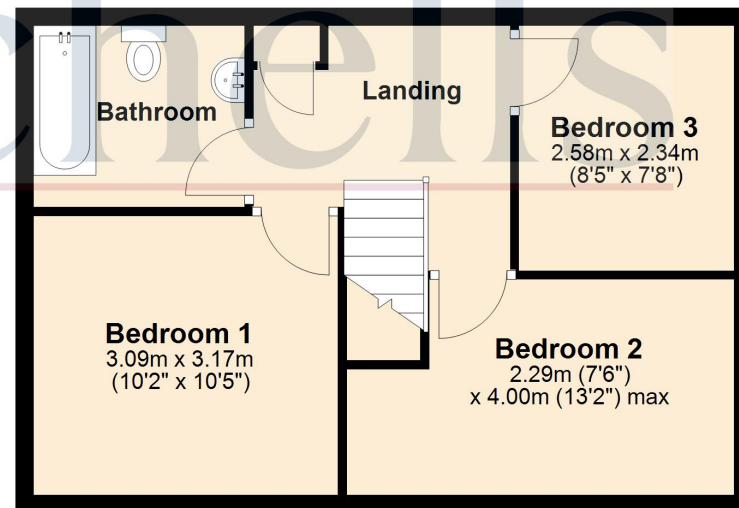
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Ground Floor



First Floor



For illustration purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.