



Galloway Close, Kempston, Bedford MK42 7DX

WALDENS ESTATE AGENTS



Galloway Close
Kempston
Bedford
MK42 7DX

£280,000

Waldens Estate Agents are pleased to offer for sale with no onward chain this 3 bedroom semi detached property in Galloway Close, Kempston that is in need of some modernisation.

- Semi Detached
- 3 Bedroom
- Kitchen
- Lounge/Dining Room
- Upstairs Bathroom & Downstairs WC.
- Gas Central Heating
- Enclosed Garden
- Requiring Some Modernisation/Updating
- Scope To Extend (STPP)

- Council Tax Band C
- Energy Efficiency Rating D



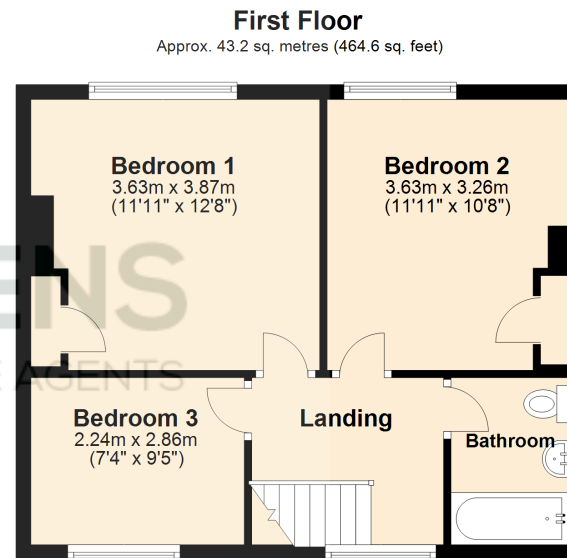
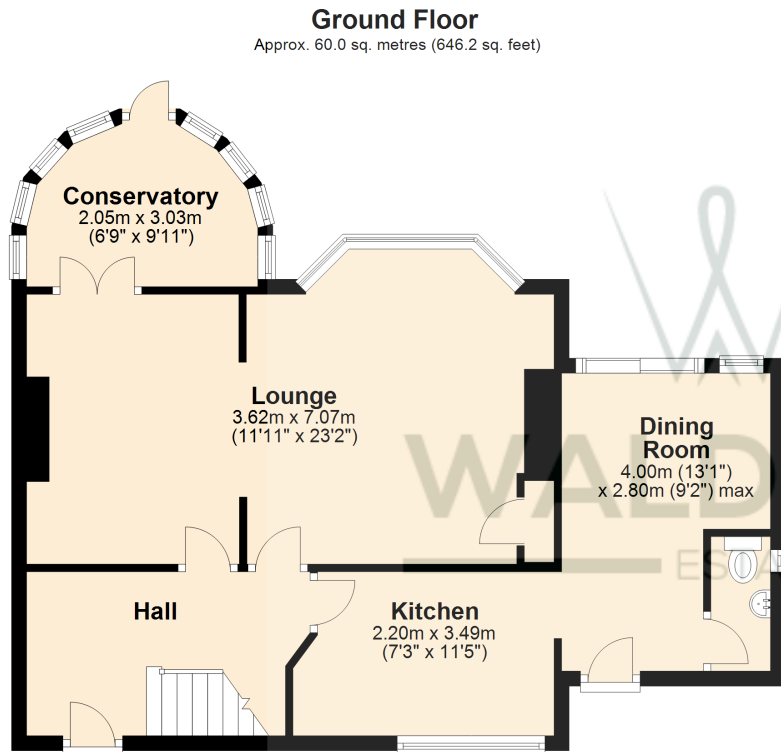
Kempston is a popular small town attached to Bedford, just two miles separates the two town centres, and which is wholly self-sufficient in terms of local shopping, schooling and recreation. The town is well located to take advantage of the A421 southern bypass that links the M1 at Junction 13 with the A1 at the Black Cat roundabout. Bedford's mainline railway station offers fast and frequent services to the capital and beyond.



Waldens are delighted to offer for sale this 3 bedroom semi detached property in Galloway Close, Kempston. Entering the property the hallway gives access to the first floor accommodation and has doors leading to the formal lounge and kitchen area. The lounge occupies the rear and gives access to the conservatory that further leads into the rear garden. Kitchen is equipped with base and eye level storage units and offers space for the day to day necessary appliances. Leading from the kitchen into what was formally the outbuildings that have been converted to offer a breakfast/dining area gives access to both front and rear gardens. This area also has a convenient downstairs Wc. Ascending the first the floor the landing gives access to all rooms. Bedrooms 1 & 2 occupy the rear and offer some built in storage space. To the front of the first floor the bathroom is fitted with a 3 piece suite and has part tiled walls. Bedroom 3 is also of a generous size.

Outside the rear garden is fully enclosed, laid to lawn with an array of flower and shrub borders. Side access is available.





Total area: approx. 103.2 sq. metres (1110.8 sq. feet)

Total floor area excludes outbuildings
Plan produced using PlanUp.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		72
(55-68)	D	55	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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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.

