



Chantry Road, Kempston, Bedford, Bedfordshire MK42 7QU

WALDENS ESTATE AGENTS



Chantry Road
Kempston
Bedford
Bedfordshire
MK42 7QU

£400,000

This property is a credit to the owners, who have updated the property throughout and kept it in Immaculate condition. 4 Bedroom semi-detached property. Having previously undergone a double storey extension to the rear providing ample living accommodation. Comprising of lounge, spacious kitchen, dining room, cloakroom, four well proportioned bedroom, bathroom, separate upstairs cloakroom and well maintained rear garden. Garage, off road parking.

- Immaculate 4 Bedroom semi-detached property
- Lounge
- Cloakroom
- Dining room
- Kitchen
- Four bedrooms
- Bathroom
- Upstairs cloakroom
- Well maintained rear garden
- Off Road Parking & Garage

- Council Tax Band D
- Energy Efficiency Rating D



Close to local schools, shops and all road routes.

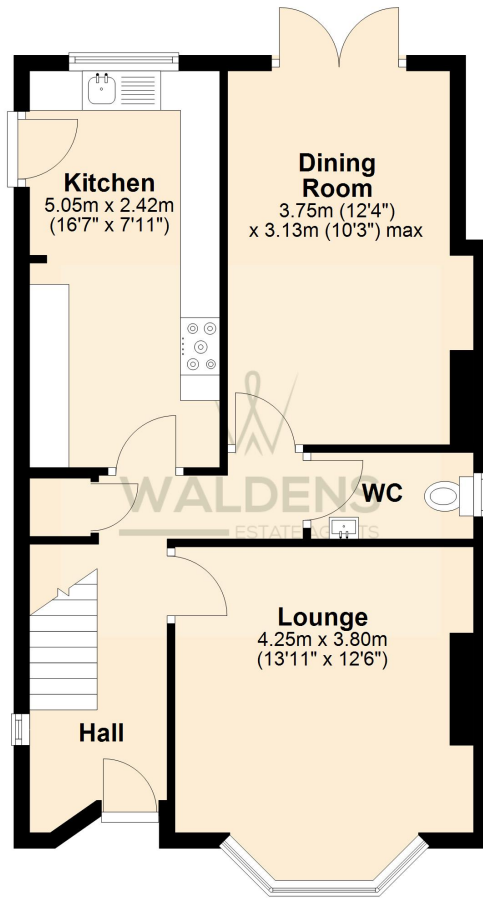


Entering the property into the entrance hall with stairs to first floor with under stairs cupboard. Doors to all living areas. Lounge which has ample room for seating with window to front aspect. Cloakroom with WC and wash hand basin. Kitchen which is generous in size due to the extension has room for a range cooker and all every day to day white goods. Ample worktop space. Door to rear garden. Dining room which is also part of the extension, room for table and chairs, doors to rear garden. On the first floor there are the four well proportioned bedrooms. Bathroom with bath with fitted shower & screen. Wash hand basin. Separate cloakroom with WC and vanity wash hand basin. On the outside the rear garden is a lovely feature of the property and has been well maintained with large patio area and remainder of garden laid to lawn, selection of trees. Garden enclosed by wooden fencing and brick walling. Front garden is laid to paving providing off road parking. Garage at the rear of the property with power and light.



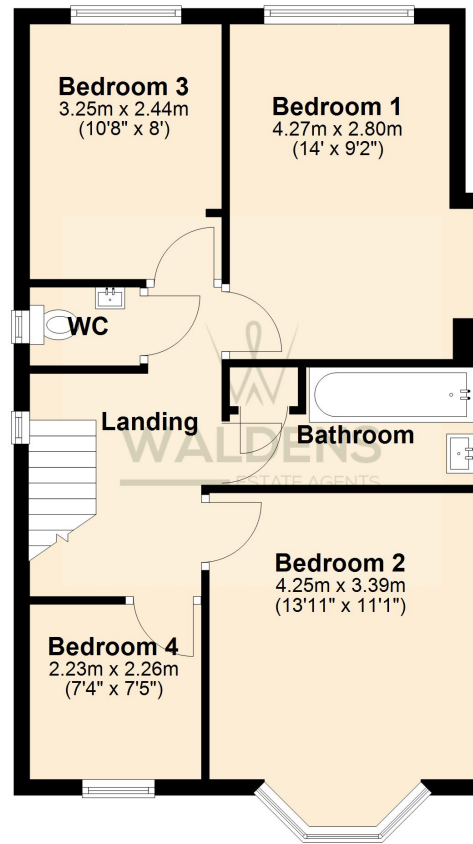
Ground Floor

Approx. 52.4 sq. metres (563.6 sq. feet)



First Floor

Approx. 53.7 sq. metres (577.7 sq. feet)



Total area: approx. 106.0 sq. metres (1141.3 sq. feet)

Total floor area excludes outbuildings
Plan produced using PlanUp.

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

01234 856684 | sales@waldens.co.uk | www.waldens.co.uk | 188-190 Bedford Road, Bedford, MK42 8BL

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.

