



Wilkinson Road, Kempston, Bedford MK42 7GD

WALDENS ESTATE AGENTS



Wilkinson Road
Kempston
Bedford
MK42 7GD

£345,000

Immaculately presented Four bedroom townhouse. Conveniently positioned to local amenities With an open plan kitchen/diner on the ground floor and French doors leading out to the landscaped rear garden. Also on the ground floor is the study/bedroom, cloakroom. First floor with the lounge, main bedroom with ensuite. 2nd floor with two further bedrooms and bathroom. Driveway with parking for two cars.

- Immaculate 4 Bedroom townhouse
- Double glazed & gas central heating
- Open plan kitchen/diner with French doors to rear garden
- Study/bedroom 4
- First floor with lounge and main bedroom 1 with ensuite
- 2nd floor with two double bedrooms and bathroom
- Landscaped rear garden
- Driveway for 2 Cars

- Council Tax Band D
- Energy Efficiency Rating



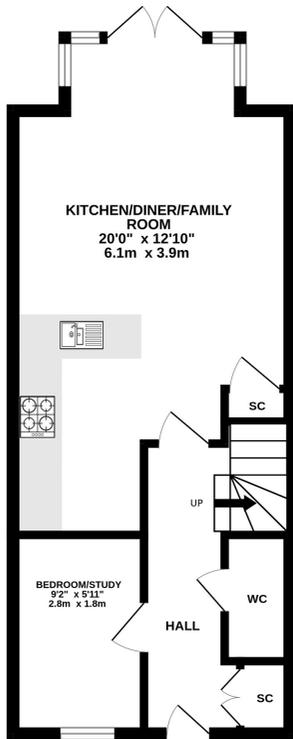
Close to all amenities and road routes



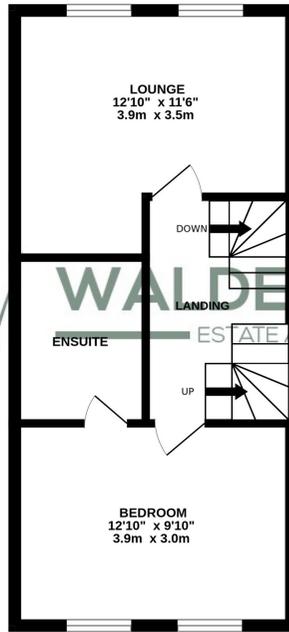
Entering the property into the entrance hall with doors to bedroom 4/study to the front aspect, cloakroom with low level WC and wash hand basin. Kitchen/dining area. Kitchen being fully fitted opening onto the dining area which has space for dining table and chairs, sizeable enough to comfortably fit a sofa with French doors leading to the rear garden. The first floor has a spacious lounge with two windows to rear elevation. Main bedroom with built in wardrobes and en-suite shower room. Second floor has two double bedrooms and 3 Piece bathroom. On the outside the rear garden has two patio areas with the larger of the two at the rear of the garden, remainder of the garden laid to artificial lawn. Parking is at the rear of the property and also has an electric charging point. Front garden with metal fencing and gate.



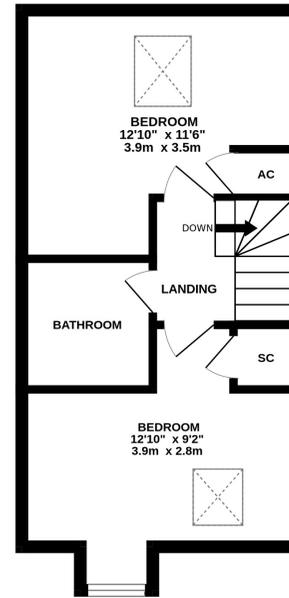
GROUND FLOOR
401 sq.ft. (37.3 sq.m.) approx.



1ST FLOOR
369 sq.ft. (34.3 sq.m.) approx.



2ND FLOOR
328 sq.ft. (30.5 sq.m.) approx.



TOTAL FLOOR AREA : 1098 sq.ft. (102.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.

