



Chantry Road, Kempston, Bedford MK42 7QT

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Chantry Road  
Kempston  
Bedford  
MK42 7QT

£280,000

A truly remarkable opportunity to purchase a semi detached home with a generous sized rear garden L shaped 74ft long x 55ft wide (approx). Long driveway with ample parking and garage. Two separate reception rooms. Gas Central Heating.

- Three Bedroom Semi Detached Home
- Decorated Throughout
- Two Separate Reception Rooms
- Gas Central Heating
- Garage
- Off Road Parking for Numerous Vehicles
- No Onward Chain

- Council Tax Band C
- Energy Efficiency Rating D



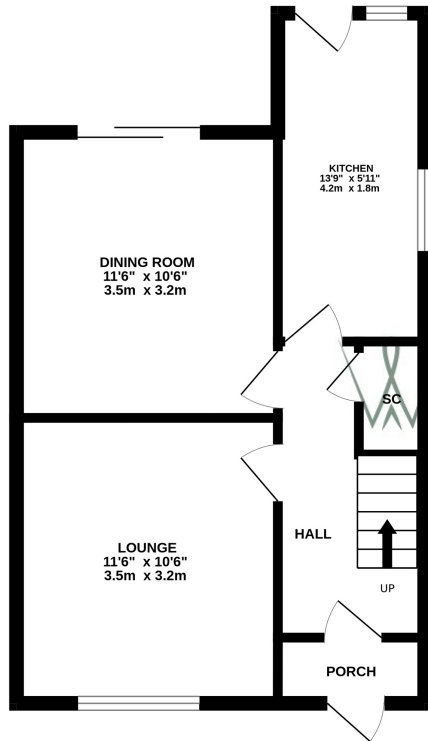


Set in the heart of Kempston within walking distance to all local amenities.

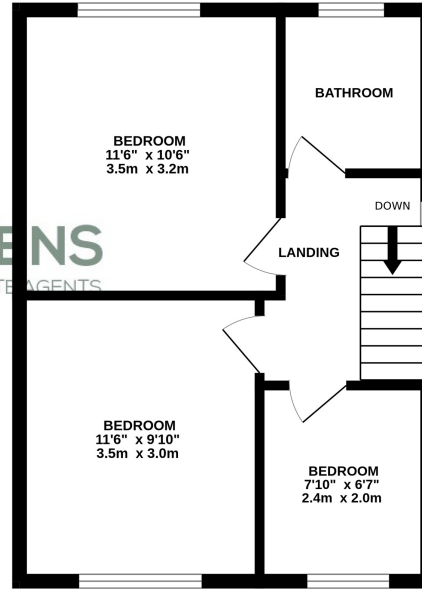
Driveway leads to the front door with inner door into the hall, which has stairs to first floor and doors to all reception rooms and kitchen. The lounge is located to the front with double glazed window overlooking the front. The dining room has sliding patio door out onto the garden. The kitchen has ample storage and work surfaces. Plumbing for washing machine, free standing cooker with extractor hood over. Access to the rear garden. Upstairs you have three sensibly sized bedrooms. Bathroom with bath and shower over with low level WC and wash hand basin. Outside you have a good sized rear garden which is L shaped and enclosed with fence boundary and brick boundary wall. Mainly laid to lawn with numerous shrubs. The drive has parking for numerous vehicles and leads to the detached garage with barn style doors.



GROUND FLOOR  
406 sq.ft. (37.7 sq.m.) approx.



1ST FLOOR  
378 sq.ft. (35.1 sq.m.) approx.



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TOTAL FLOOR AREA : 784 sq.ft. (72.8 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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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		87
(81-91)	B		
(69-80)	C		62
(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

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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.

