



Thornton Street, Kempston, Bedford, Bedfordshire MK42 8PD

WALDENS ESTATE AGENTS



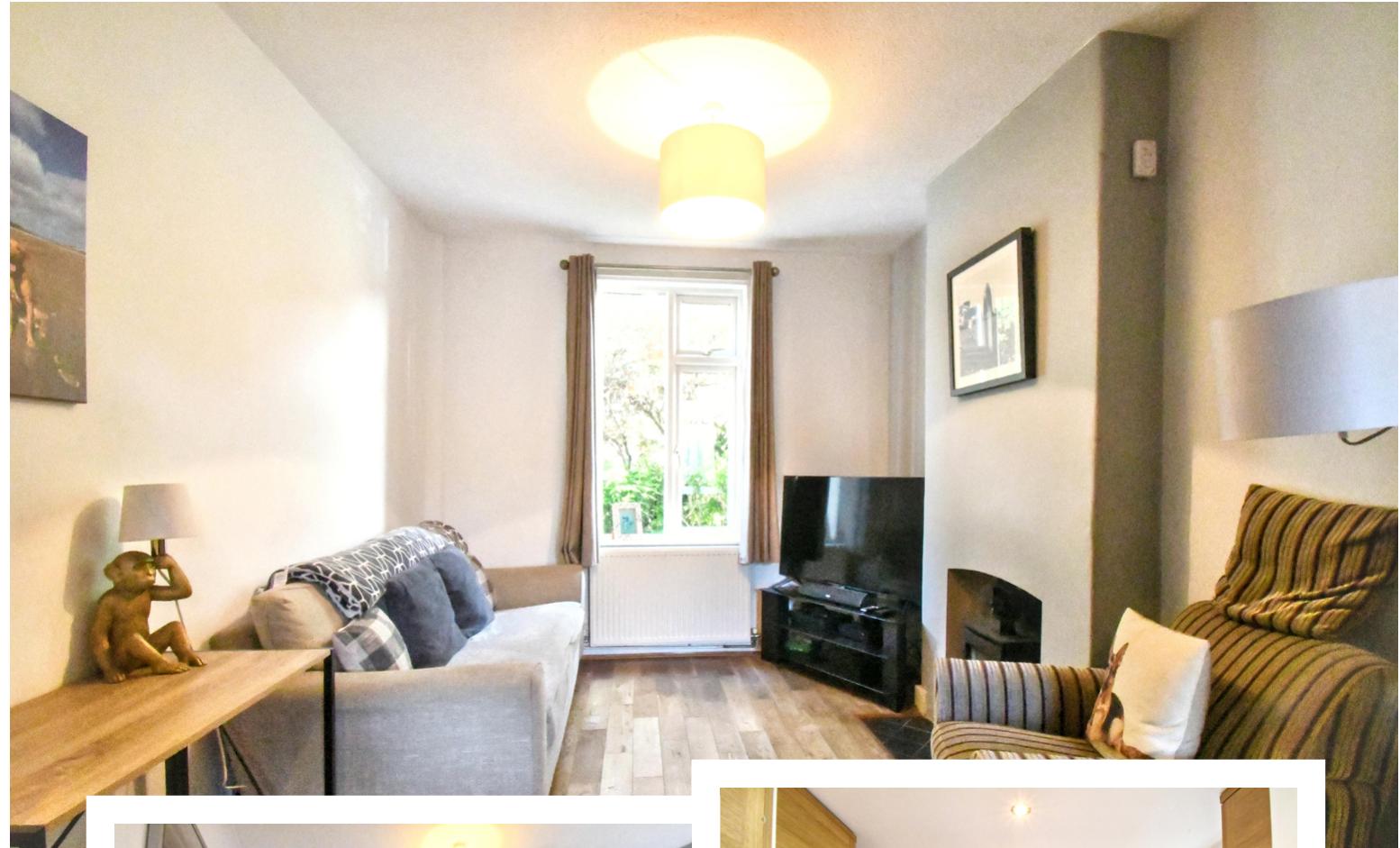
Thornton Street
Kempston
Bedford
Bedfordshire
MK42 8PD

£260,000

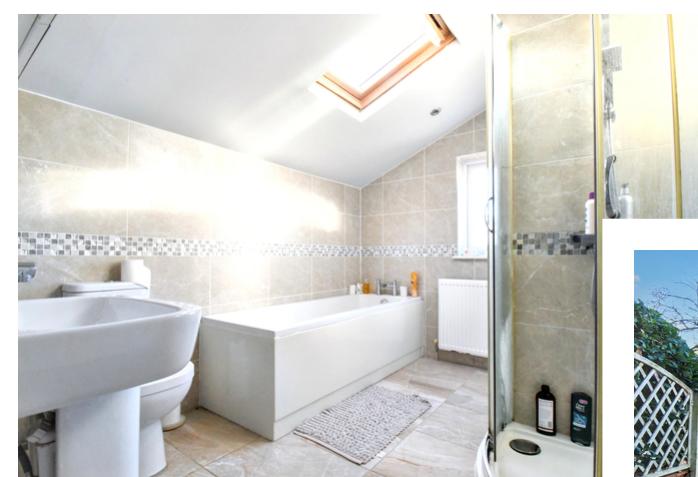
Well presented 2 Double bedroom semi-detached property. Briefly comprising of Lounge/Diner, Kitchen/Breakfast room. Bathroom with separate shower cubicle. Enclosed rear garden.

- Well presented 2 Double bedroom semi detached property
- Entrance hall
- Lounge /Diner
- Kitchen/Breakfast Room
- Bathroom with separate shower cubicle
- Enclosed rear garden
- Gas Central Heating

- Council Tax Band B
- Energy Efficiency Rating E



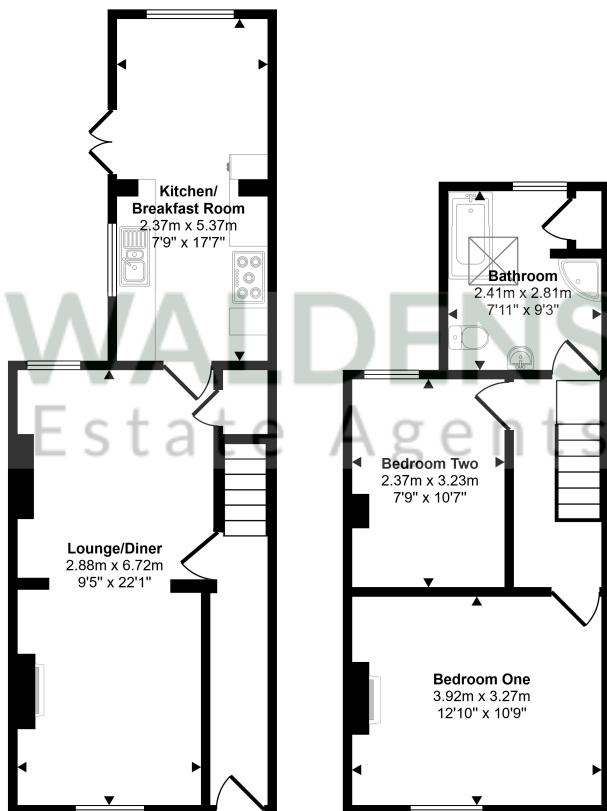
“Ideally located close to Addison Howard Park, with convenient bus routes nearby and a host of local shops within easy reach.”



The property is entered via an entrance hall with stairs rising to the first floor and a door leading through to the main living accommodation. The lounge/diner offers a comfortable and versatile living space, with the lounge area providing a cosy place to relax in front of the log burner. The dining area has ample space for a table and chairs, along with a useful under-stairs storage cupboard. The kitchen is fitted with a range of units and includes a built-in dishwasher, space for a range cooker and fridge freezer, and plumbing for a washing machine. To the rear of the kitchen, the seller currently uses the space as a utility area, though it could easily accommodate a small table and chairs. Doors from the kitchen lead out to the rear garden. To the first floor, bedroom one is located at the front of the property and benefits from a feature fireplace. Bedroom two overlooks the rear garden. The bathroom is fitted with a bath, separate shower cubicle, wash hand basin, W.C. and a built-in cupboard for storage. Externally, the front garden is bordered by a brick retaining wall. The rear garden is partly laid to paving with the remainder laid to lawn and benefits from gated access to the front of the property.

Please note, the neighbouring property has a right of way across this property.

Approx Gross Internal Area
73 sq m / 784 sq ft



Ground Floor
Approx 40 sq m / 426 sq ft

First Floor
Approx 33 sq m / 358 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+)	A	
(81-91)	B	79
(69-80)	C	
(55-68)	D	
(39-54)	E	52
(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.

