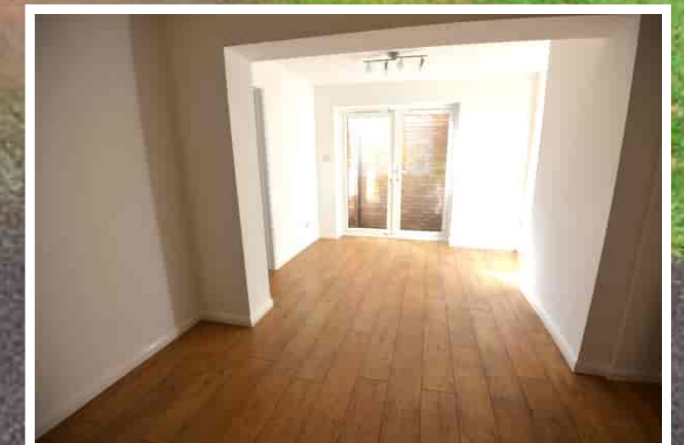


All measurements are approximate and quoted in metric with imperial equivalents and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given and that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.

Energy Efficiency Rating		Current	Potential
92-100	A		
81-91	B		
69-80	C	70	77
55-68	D		
35-54	E		
13-34	F		
1-12	G		

Not energy efficient - higher running costs
England, Scotland & Wales
EU Directive 2002/91/EC



Viewing by appointment only

Country Properties | 46-48, High Street | SG17 5DG
T: 01462 811822 | E: shefford@country-properties.co.uk
www.country-properties.co.uk

country
properties

12, Manor Close
Clifton, Shefford,
Bedfordshire, SG17 5EJ
£2,400 pcm

country
properties

Welcome to this stunning 5 bedroom detached family home located in the highly sought-after area of Clifton. This beautifully presented property offers a perfect blend of spacious living and modern comfort, making it an ideal choice for growing families or anyone looking for a peaceful yet convenient lifestyle

The heart of the home is undoubtedly the modern kitchen, which features a range of contemporary units, .

This property boasts five well-proportioned bedrooms, providing comfortable accommodation for family members and guests alike. The master bedroom benefits from its own en-suite bathroom. The additional four bedrooms are serviced by a stylish family bathroom, fitted with modern fixtures and a relaxing bath and shower combination.

Outside, the garden is a true highlight of this property. The well-maintained, private rear garden provides an excellent space for outdoor living, whether it's hosting barbecues, playing with the children, or simply enjoying the sunshine in a tranquil setting. The driveway offers ample parking space

Clifton is a vibrant and desirable community, known for its excellent local amenities, reputable schools, and convenient transport links to the city centre and surrounding areas.

Additional Information

Holding deposit £553.00

Deposit £2,769.23

Council Tax Band E= £2,922.06

Broadband Standard download 15MBPS

Broadband Superfast Download 80MBPS

Broadband Ultrafast 1000MBPS

