



Grasmere Close, Kempston, Bedford MK42 8JG

WALDENS ESTATE AGENTS



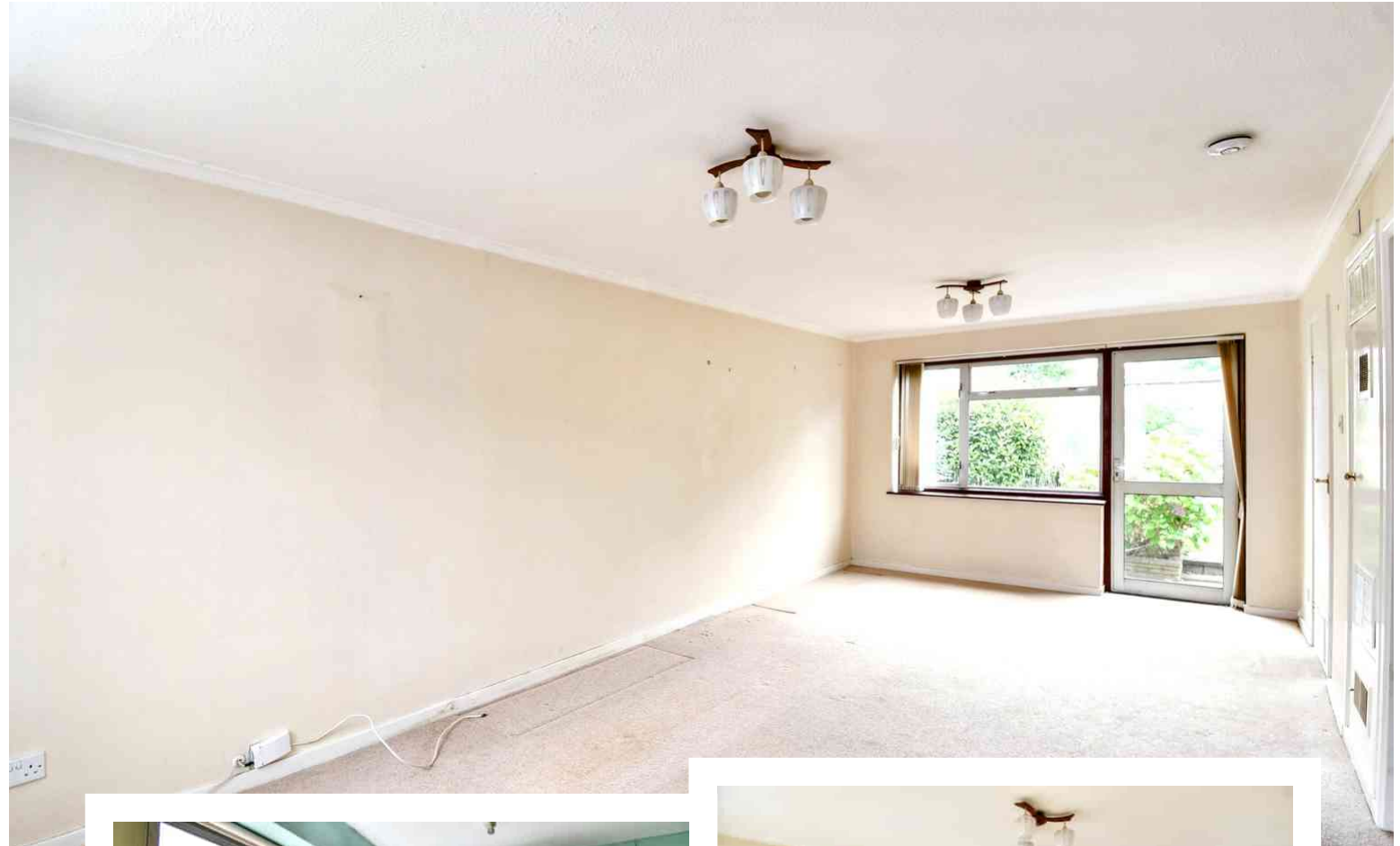
Grasmere Close
Kempston
Bedford
MK42 8JG

£290,000

A Fantastic Opportunity! This spacious three double bedroom home, complete with an integral garage, is situated in a residential cul-de-sac—ideally located close to local schools and shops. The property offers excellent scope to modernise and improve, making it perfect for buyers looking to add their own personal touch.

- Warm Air Heating
- Three Double Bedrooms
- Integral Garage
- Lounge /Diner
- Separate Kitchen
- Large Bathroom
- Established Rear Garden
- No Onward Chain

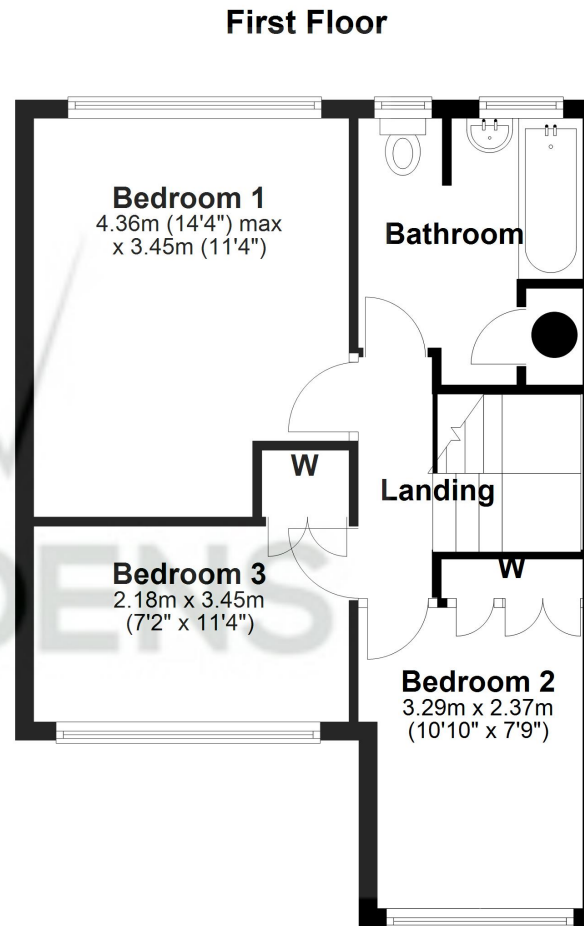
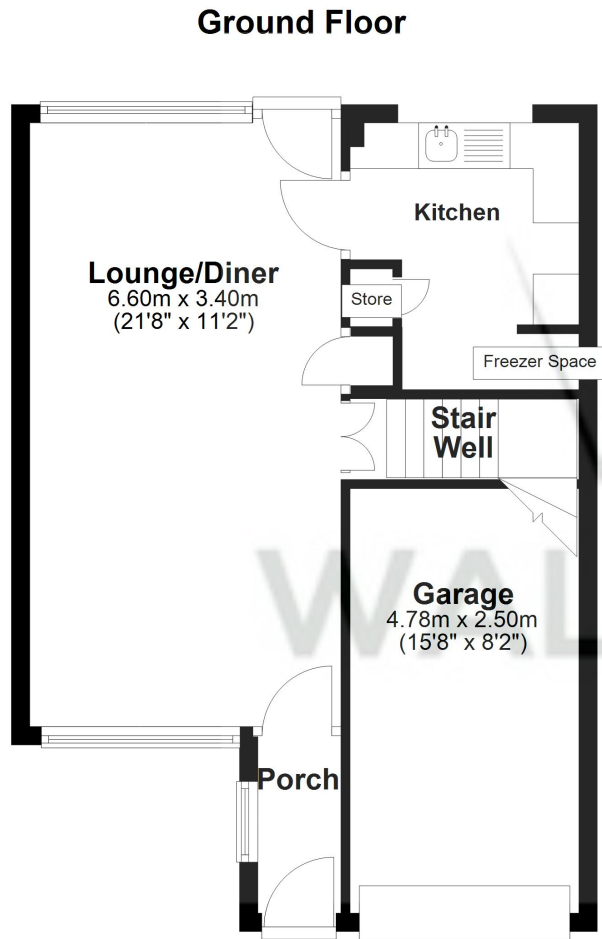
- Council Tax Band C
- Energy Efficiency Rating E





Entering the property, you step into the lobby with a side-facing window, leading into a spacious open-plan lounge/diner. This light-filled space features windows to both the front and rear, as well as a door providing direct access to the garden—ideal for everyday living and entertaining. There is a cupboard which houses the heating control system. The kitchen, located off the dining area, is fitted with a range of built-in cupboards and offers space for a cooker, fridge/freezer, and washing machine. Handy storage cupboard. Stairs from the lounge lead to the first floor, where you'll find three generously sized double bedrooms, two of which benefit from fitted wardrobes. The family bathroom is well-proportioned and includes a low-level WC, wash hand basin, and bath, with a window overlooking the rear garden. Outside, the rear garden is well-established, featuring shrubs, a grass lawn area, and is fully enclosed with gated side access. To the front, there is a grass lawn and a driveway providing off-street parking. The property also includes an integral garage with an up-and-over door, offering further storage or potential for conversion (subject to planning).

Please note: The property is going through probate at the moment.



Total area: approx. 91.7 sq. metres (987.0 sq. feet)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		70
(55-68) D		
(39-54) E	41	
(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.

