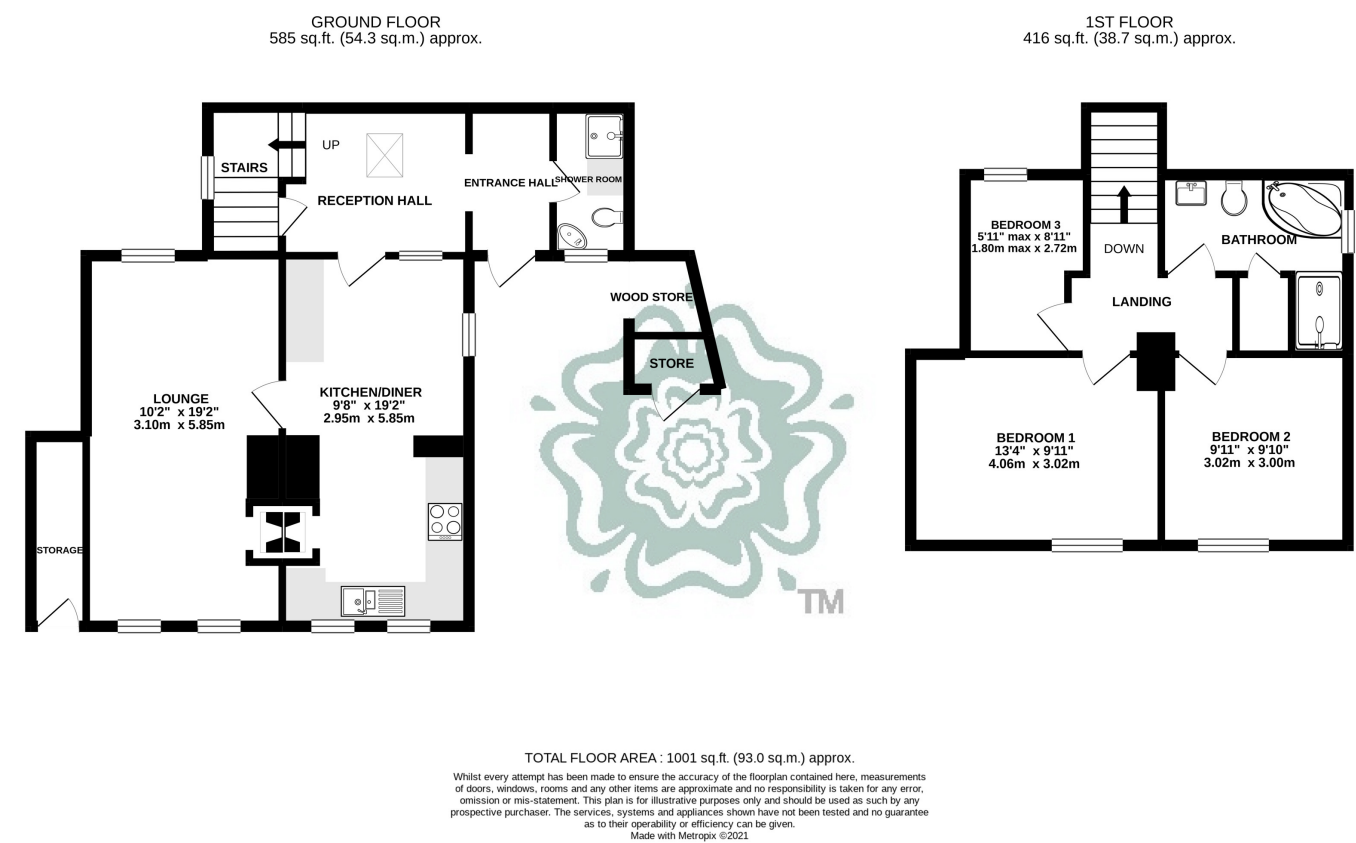


Floor Plans



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.

Viewing by appointment only

Country Properties | 1, Church Street | MK45 2PJ
T: 01525 403033 | E: amphill@country-properties.co.uk
www.country-properties.co.uk



32, Station Road

Ridgmont, Bedfordshire,
MK43 0UH
£500,000



A most impressive and beautifully presented period property, sympathetically modernised to provide a home of immense charm, while retaining many character features.

- Stunning views into Buckinghamshire from this extensive garden across three levels.
 - Beautifully presented kitchen and bathrooms throughout.
 - Excellent commuter access to A421 & M1 and London via Flitwick or Milton Keynes train stations.
- Three bedrooms and bathroom to the first floor.
 - Double glazing and LPG central heating to radiators
 - Extensive gravelled parking area for several vehicles

Ground Floor

Entrance Hall

Skylight window, internal window to kitchen/diner, porcelain tiled flooring, under stairs cupboard, radiator.

Cloakroom/Shower Room

A suite comprising of a shower cubicle, low level WC, wash hand basin, full-height storage cupboard, porcelain tiled flooring, double glazed window to the front, radiator.

Lounge

Open feature fireplace through to kitchen, integrated bookshelf into chimney breast recess, engineered oak flooring, double glazed window to the front and rear, radiator.

Kitchen/Diner

A range of base and wall mounted units with wooden work surfaces over, tiling to splashbacks, integrated appliances include - washing machine, fridge, freezer, dishwasher, AEG split-level oven, AEG microwave, AEG induction hob and extractor hood - open feature fireplace through to lounge with log burner, porcelain tiled flooring, Calor gas conventional boiler, double glazed windows to the front and side, radiator.

First Floor

Landing

Access to part boarded loft, radiator, wooden flooring.

Bedroom One

Wardrobes to remain, fitted carpet, double glazed window to the front, radiator.

Bedroom Two

Double glazed window to the front, fitted carpet, radiator.

Bedroom Three

Wood effect flooring, office desk to remain, double glazed window to the rear, radiator.

Bathroom

A stylish suite comprising panelled bath, wash hand basin, low level WC, separate shower cubicle with rainfall shower, tiled flooring, back-lit mirror, heated towel rail, built in cupboard housing hot water cylinder, double glazed window to side.

Outside

Gardens

A stunning illuminated elevated entertaining area with far reaching views, pond, power for garden fridge. A truly superb addition to the property. Fantastic for summer BBQs or winter hot chocolates!

There is a large lawned area, fenced and tree lined, which is leased from Duke of Bedford Estates for £500 per year (last paid July 2021).

Storage Sheds

One housing Calor gas tanks, an open wood store and other storage sheds.

Parking

Extensive gravel driveway providing off road parking for several cars.

Directions

Entering Ridgmont on A507 from Ampthill, turn right into Station Road, No.32 is the first property on the right set back from the road.

THESE ARE PRELIMINARY DETAILS TO BE APPROVED BY VENDORS

Ridgmont is a traditional Mid Beds Village with Lower School and public house. The village has a number of old and new properties & borders the Woburn Estate/Safari Park. Junction 13 of the M1 is approx. 2 miles and mainline stations are at Milton Keynes, Bedford and flitwick.

