



55 High Street, Clophill, Bedford MK45 4BE





3 Bedroom Bungalow

Sale by Tender £600,000 Freehold

NEW to the market is this three double bedroom bungalow for sale by Informal Tender with offers needing to be submitted by 12th November 2025 @ 5pm. This property is CHAIN FREE and provides a great space for someone looking for a lovely bungalow in a quiet area with scope to modernise.

- Three double bedrooms
- SALE BY TENDER
- Potential to extend (STP)
- Lovely village location close to local amenities
- Substantial garden overlooking Bedfordshire countryside
- In need of modernisation
- Great links to A6, Luton & Bedford
- CHAIN FREE
- 33ft garage
- EPC rating D. Council tax band F

Ground Floor

Lounge:

Abt. 19' 9" x 12' 5" (6.02m x 3.78m) Feature fireplace, double glazed patio doors, coving, wall light points, two radiators, double glazed window to the front.

Family/Dining Room:

Abt. 13' 3" x 11' 1" (4.04m x 3.38m) Feature fireplace, double glazed windows to the front and side, radiator.

Kitchen Area:

Abt. 12' 4" x 10' 10" (3.76m x 3.30m) A range of base and wall mounted units, 1.5 basin stainless steel sink and drainer, Bosch split-level double oven and electric hob, double glazed window to the front, radiator.

Utility:

Base and wall mounted units, built-in utility cupboard and larder, boiler, window to the side.

Bedroom One:

Abt. 18' 6" x 10' 11" (5.64m x 3.33m) Built-in wardrobes, double glazed windows to the side and rear, radiator.

Bedroom Two:

Abt. 12' 6" x 9' 0" (3.81m x 2.74m) Built-in wardrobes, double glazed window to the front, radiator.

Ensuite:

A suite comprising of a shower cubicle, low level WC, wash hand basin, window to the side, radiator.

Bedroom Three:

Abt. 13' 0" x 9' 1" (3.96m x 2.77m) Built-in wardrobes, double glazed window to the side, radiator.

Bathroom:

A suite comprising of a panelled bath and separate shower cubicle, low level WC, wash hand basin, window to the side, airing cupboard, radiator.

Outside

Front Garden:

Large lawn area bordered by brick walling with a driveway area and up and over garage door.

Rear Garden:

Raised garden with lawn area and patio area below and a shingle stone area to the top with stunning views.

Additional Information

Agents Note:

Draft particulars yet to be approved by vendor and may be subject to change.

Anti-Money Laundering (AML):

It is a legal requirement that all purchasers comply with Anti-Money Laundering regulations. As such, once a purchase has been agreed subject to contract, the purchaser/s will be required to undertake an AML check carried out by our third party provider at a cost of £66 inclusive of VAT per property, payable by the applicant/s.

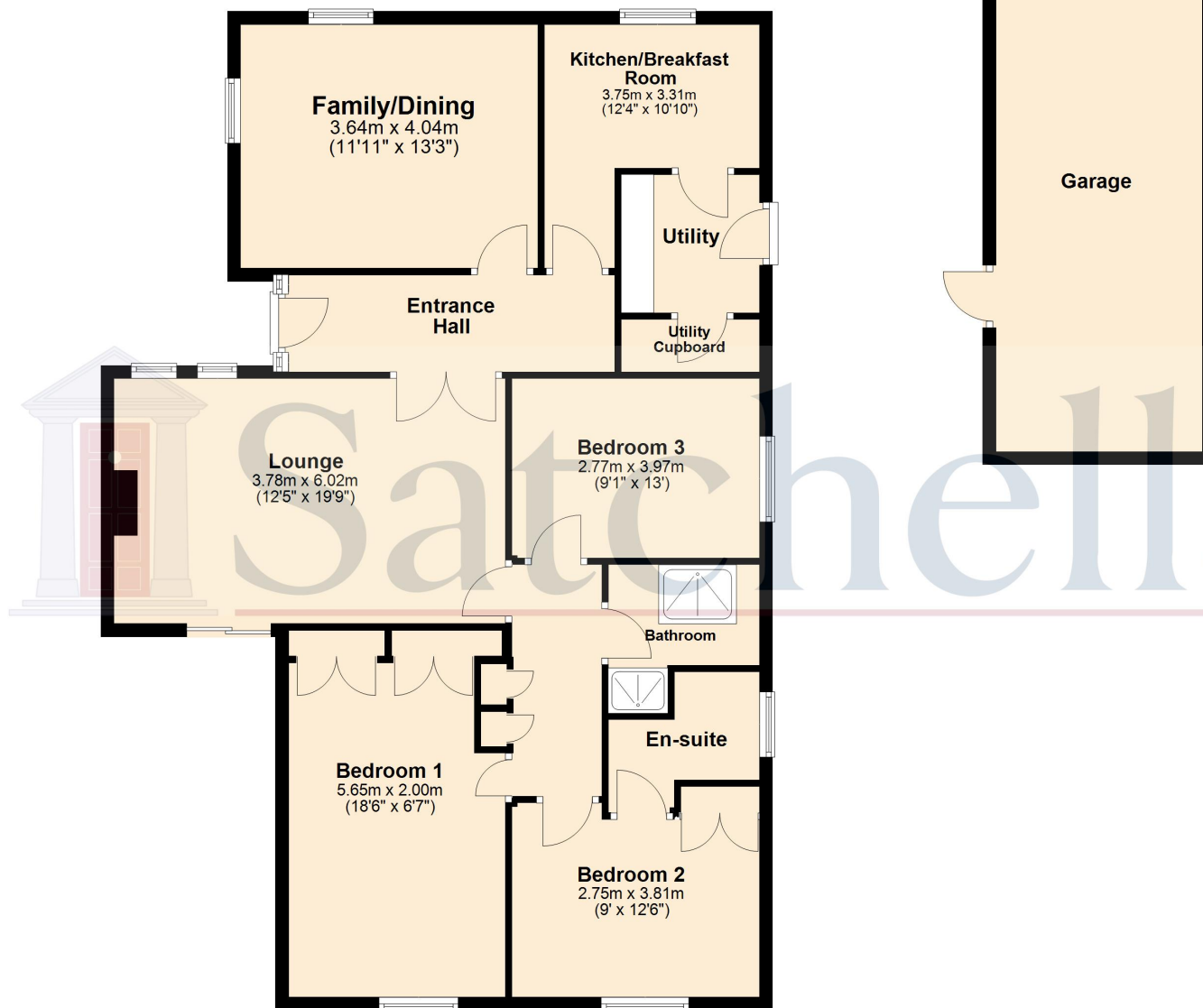




These particulars are a guide only and do not constitute an offer or a contract. The floor plan is for identification purposes only and not to scale. All measurements are approximate and should not be relied upon if ordering furniture, white goods and flooring etc. We have presented the property as we feel fairly describes it but before arranging a viewing or deciding to buy, should there be anything specific you would like to know about the property please enquire. Satchells have not tested any of the appliances or carried out any form of survey and advise you to carry out your own investigations on the state, condition, structure, services, title, tenure, and council tax band of the property. Some images may have been enhanced and the contents shown may not be included in the sale. Satchells routinely refer to 3rd party services for which we receive an income from their fee. If you would like us to refer you to one of these services please ask one of our staff who will pass your details on. We advise you check the availability of the property on the day of your viewing.



Ground Floor



For illustration purposes only - NOT TO SCALE - Measurements shown are approximate. The size and position of doors, windows, appliances and other features are approximate.
Plan produced using PlanUp.