



36 Mendip Crescent, Bedford, MK41 9EP

**Lane &
HOLMES**
Est. 1985

36 Mendip Crescent
Bedford
MK41 9EP

Price £385,000

Three-bedroom semi-detached home in a convenient location...

Extended semi-detached home

Two reception rooms

Kitchen

Dining room

Utility and Cloakroom

Three bedrooms

Bathroom

Large rear garden

Garage and driveway

Backs on to Chiltern Green

Freehold

- Council Tax Band D
- Energy Efficiency Rating D



Within walking distance of local schools and shops...



Lane and Holmes are pleased to offer for sale this well-presented three-bedroom semi-detached home, located in the ever-popular area of Putnoe.

The ground floor accommodation comprises a welcoming entrance hall, a living room with a feature fireplace, and a separate dining room. From here, doors open into a further versatile reception room, ideal for use as a family room, playroom, or home office, with patio doors providing direct access to the rear garden. The fitted kitchen benefits from a recently installed induction hob and is complemented by a practical utility area.

Moving upstairs, the property features three bedrooms, including a large master bedroom, all of which benefit from fitted storage. There is also a family bathroom which includes a bath with a shower over.

Additional features include double-glazing, gas central heating, and a downstairs cloakroom.

Outside, the rear garden is predominately laid to lawn with established borders and a patio area, ideal for outdoor dining. To the front, the property has a driveway which provides off-road parking and access to the garage.

Mendip Crescent is a quiet and convenient location. Primary and Secondary Schools are within walking distance, as well as several local shops. Bedford's town centre facilities are a short trip away and include the mainline railway station, with fast and frequent trains into St Pancras International and more.

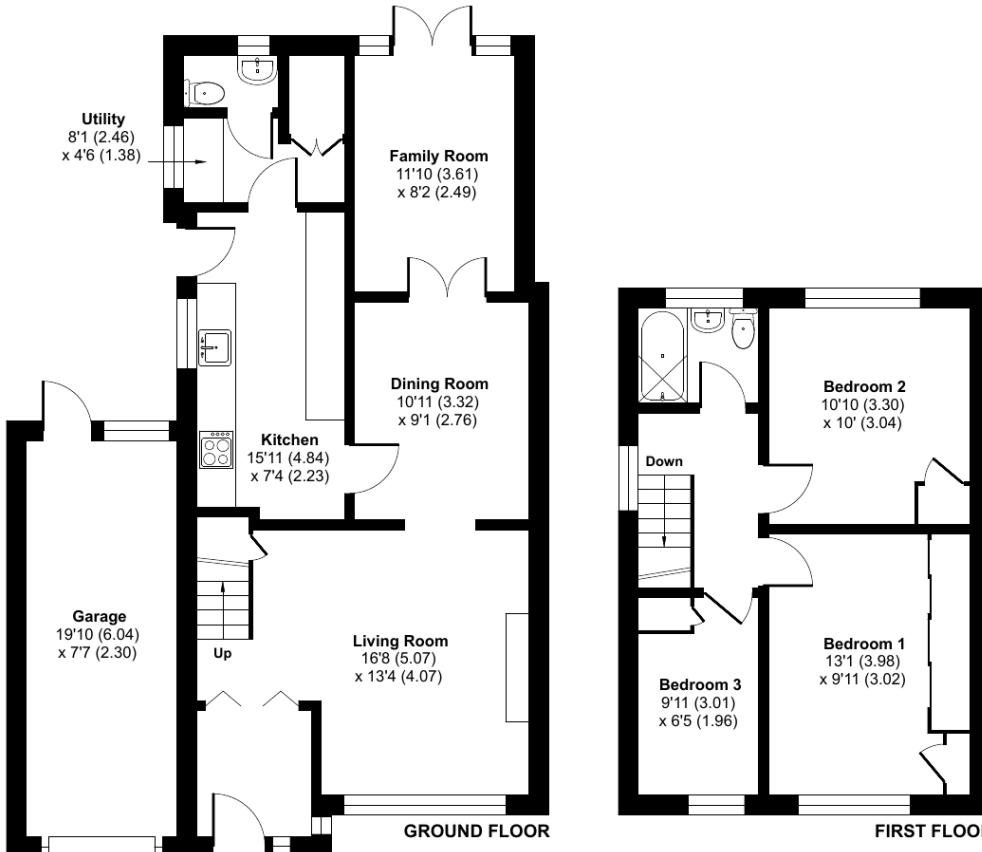
Bedford Railway Station • 2.5 miles
Milton Keynes • 18.5 miles
A1 Black Cat Roundabout • 11 miles
M1 Junction 13 • 13 miles
Luton Airport • 31 miles
Stansted Airport • 55 miles
London • 60 miles



Mendip Crescent, Bedford, MK41

Approximate Area = 1028 sq ft / 95.5 sq m (excludes garage)

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecom 2026. Produced for Lane & Holmes. REF: 1396715