



1 Chettles Close, Sharnbrook, Bedford MK44 1NH

**Lane &
HOLMES**
Est. 1985

1 Chettles Close
Sharnbrook
Bedford
MK44 1NH

Guide £220,000

Cash buyers only
Two/three bedroom bungalow
Edge of village location
Living and dining rooms
Kitchen
Shower room
Electric heating
Large gardens
Potential parking and garage
Significant repairs required



- Council Tax Band A
- Energy Efficiency Rating E

Semi-detached bungalow with countryside views...



Cash buyers only Located to the edge of Sharnbrook, with views over countryside, this semi-detached bungalow requires significant structural repair but occupies a good size plot in a convenient location. The property is thought to be constructed around a timber frame, with asbestos cement boarding which requires a full overhaul.

The property internally is in reasonable order and consists of two bedrooms, a living room, a dining room and a kitchen with a shower room off. Potentially the accommodation could be used as three bedrooms if required.

The property is fully double glazed and has electric heating.

Outside there are gardens to the front and the rear and there is potential off-road parking in front of a prefabricated garage. Please see the land registry plan which shows the boundaries within the ownership of the property.

Sharnbrook, some eight miles north of Bedford, long renowned for its Academy School and a range of local amenities, offers easy access to the A6 and Bedford's excellent network of roads allowing connections to the M1, A1, Milton Keynes and other important employment and recreational centres.

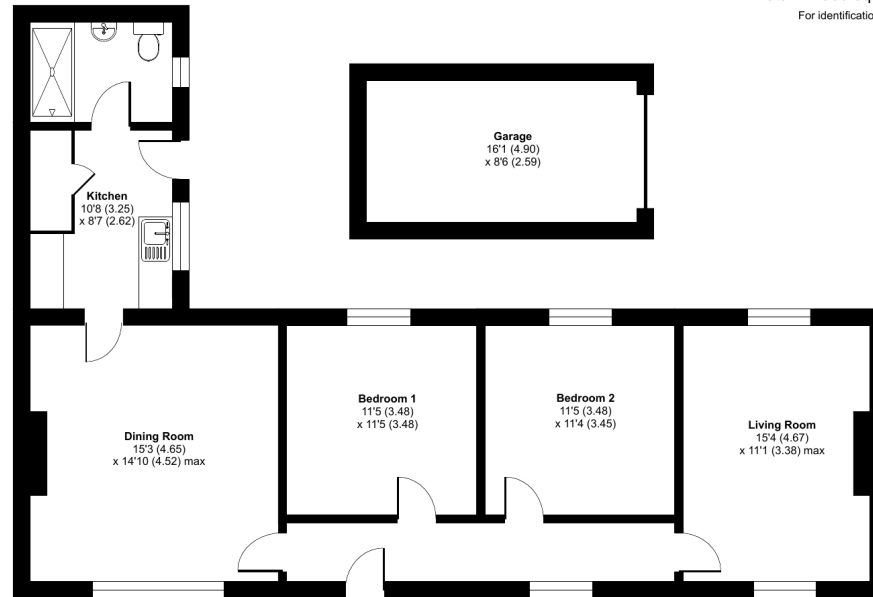
Chettles Close, Sharnbrook, Bedford

Approximate Area = 923 sq ft / 85.7 sq m

Garage = 137 sq ft / 12.7 sq m

Total = 1060 sq ft / 98.5 sq m

For identification only - Not to scale



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richrecom 2023. Produced for Lane & Holmes. REF: 981662



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Agents Notes: The agent has not tested any apparatus, equipment, fixtures & fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. All photographs shown are for illustration only and may depict items that are not for sale or included in the sale of the property. Please note that we have not checked the situation with regards to planning consents, building regulation consents and any other relevant consent relating to this property and therefore, any interested applicant should carry out their own enquiries with the appropriate authorities. All measurements are approximate and for guidance only. The particulars do not form part of any contract and all properties are offered subject to contract.

