



42 The Close, Thurleigh, Bedford MK44 2DU



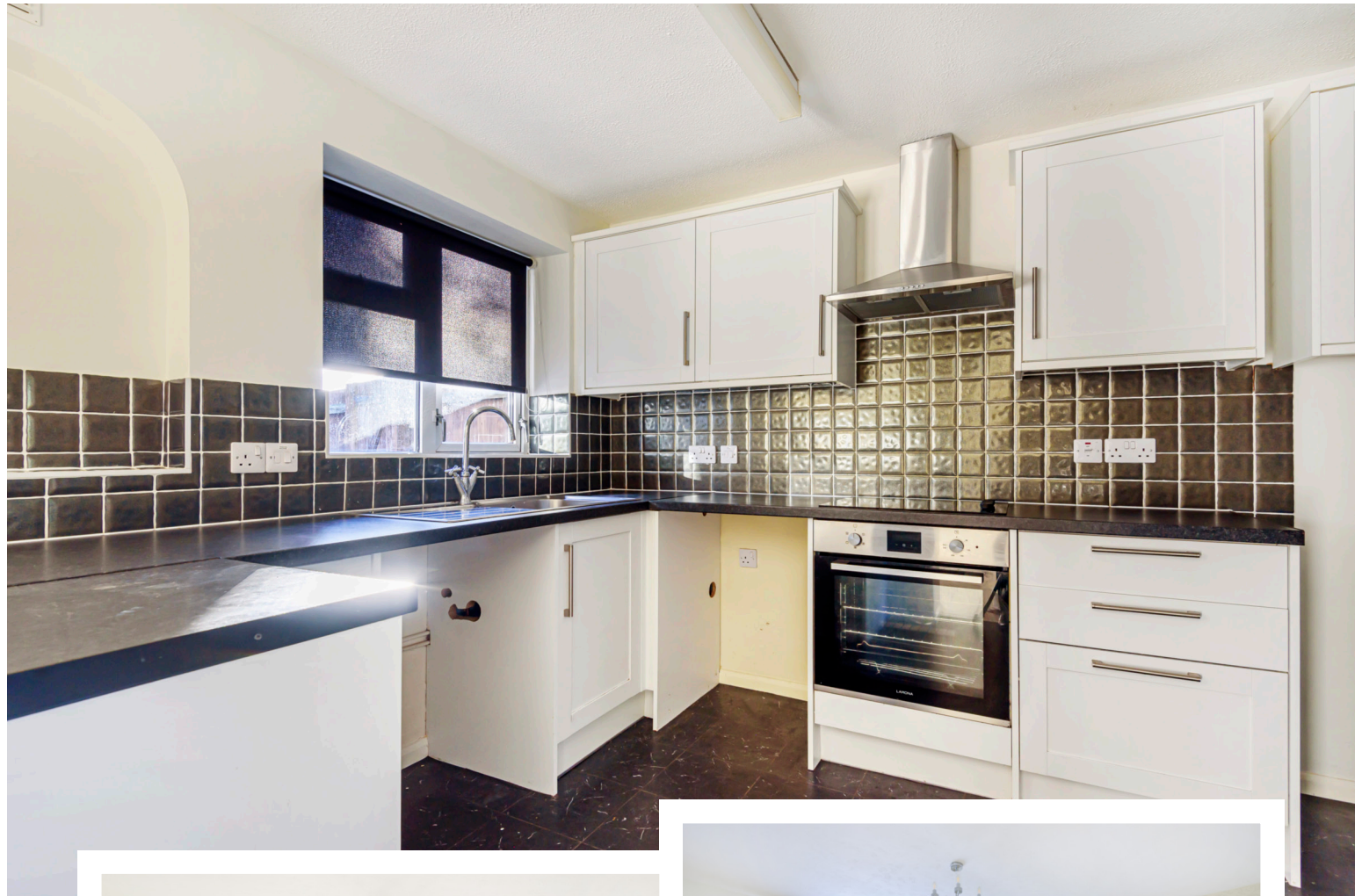
42 The Close  
Thurleigh  
Bedford  
MK44 2DU

Price £295,000

Three bedroom family home  
with no upward chain...

- End terrace family home
- Living room
- Kitchen
- Dining room
- Cloakroom
- Three double bedrooms
- Front and rear gardens
- No upward chain

- Council Tax Band B
- Energy Efficiency Rating E





## Set within the popular North Bedfordshire village of Thurleigh...



Set within the popular North Bedfordshire village of Thurleigh we are delighted to offer for sale this three bedroom family home.

The downstairs accommodation comprises a living room which boasts an open fireplace and a large window allowing natural sunlight to shine through. To the rear of the property there is an ample size kitchen that flows through to the dining room via an arched wall. The kitchen is well fitted with modern units and the dining room has double doors leading to the rear garden. There is also a cloakroom off the entrance hall.

On the first floor there are three double bedrooms and a family bathroom which benefits from a bath and a separate shower unit.

Externally, the rear garden is laid mainly to

lawn with some block paving. To the front of the property there is a good size front garden which is laid to lawn and has a border fence surrounding the boundary.

Further benefits include PVCu double glazed windows, oil fired central heating and the property is being offered with no upward chain.

Thurleigh is a most popular North Bedfordshire village located some six miles from Bedford's town centre where excellent recreational, schooling and other opportunities exist including Bedford's mainline station offering regular services to London's St Pancras.

Closer to home the village has its own Primary School, sports and social club and Farm Shop/Cafe. It also falls into the catchment for Sharnbrook Academy.

Bedford Railway Station • 8 miles

Milton Keynes • 25 miles

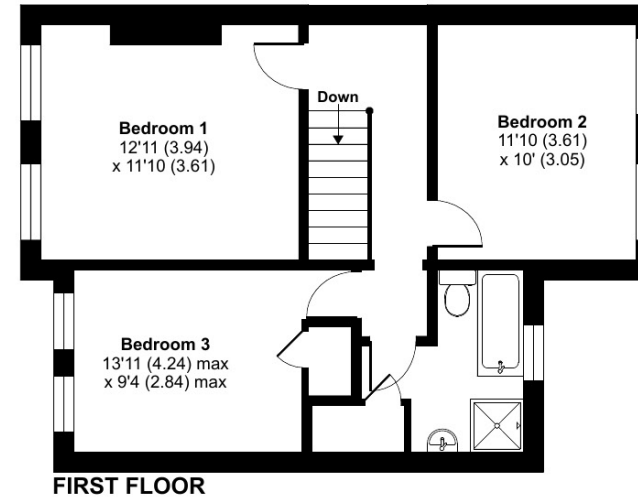
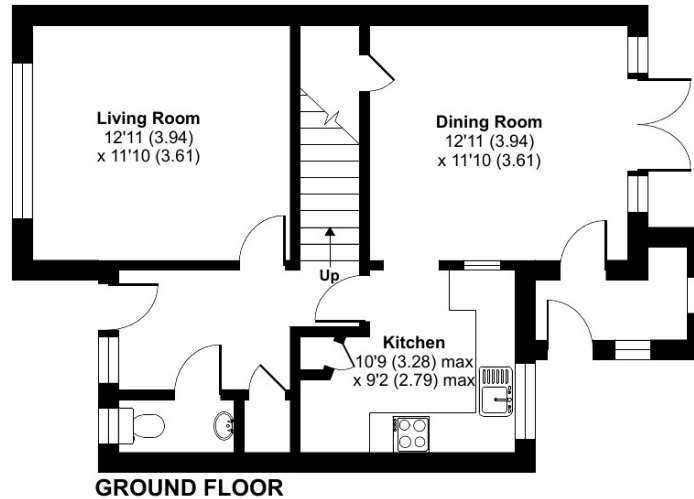
A1 Black Cat Roundabout • 9 miles



## The Close, Thurleigh, Bedford, MK44

Approximate Area = 1159 sq ft / 107.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2022. Produced for Lane & Holmes. REF: 916588



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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.

