



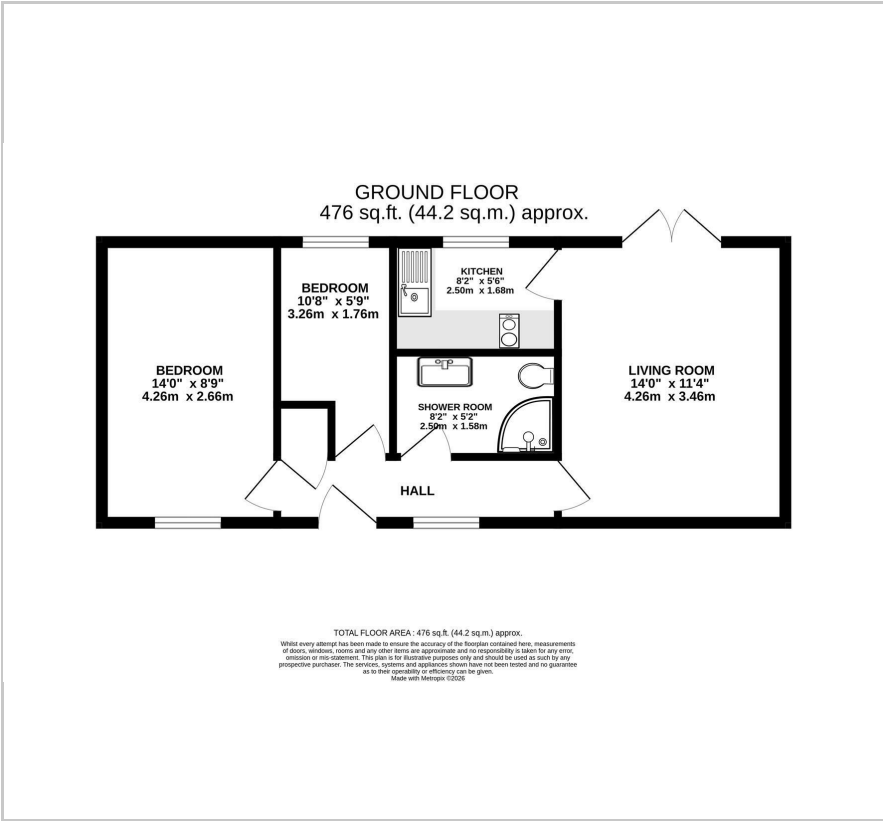
16 Kimbolton Avenue

, Bedford, MK40 3AD

£170,000



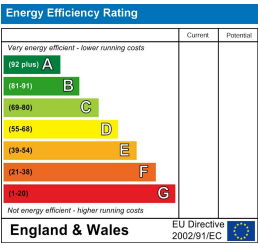
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Bedford Office on 01234 216612 if you wish to arrange a viewing appointment for this property or require further information.

- Ground Floor Flat with Own Private Entrance
- Two Bedrooms
- Modern Well Equipped Kitchen
- Modern Shower Room
- Gas Radiator Heating
- Living Room with French Doors
- Allocated Parking to Rear

Converted from a substantial period building in a popular residential part of town, this ground floor flat has the added benefit of its own private entrance as well as French doors from the living room to a shared patio garden. There are two bedrooms, a small but modern and well-equipped kitchen and a shower room with a replaced white suite. Heating is by gas to radiators from a recently installed boiler and there are some sash windows. There are well-kept communal gardens all around and a car park to the rear with one allocated space. Situated just to the north of Bedford, there is a useful Budgen's supermarket/post office just around the corner, a choice of coffee shops/restaurants along nearby Castle Road and the wider choice of shops in the town centre. Bedford's mainline rail station is a short walk away and has fast links into London St Pancras. TENURE: Leasehold - We understand that there are 150 years remaining on the lease and that the current service charge amounts to £1,300.00 per year with no ground rent payable. EER: TBC



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