

Connells

Plough House Harrow Close
Bedford

Plough House Harrow Close
Bedford MK42 9AR

for sale
£170,000







Property Description

Situated on the second floor of the popular Harrow Close development in Bedford, this well-located one-bedroom apartment offers an excellent opportunity for first-time buyers and investors alike.

The accommodation comprises a welcoming entrance hall leading into a spacious open-plan lounge, kitchen and dining area, featuring a Juliet balcony that opens up to stunning riverside views. Further accommodation includes a generous double bedroom and a family bathroom.

Externally, the property benefits from secure underground parking, adding further convenience and appeal.

Ideally positioned within easy reach of Bedford Hospital and Bedford town centre, with Bedford railway station also within walking distance, the property is perfectly placed for commuters and those looking to enjoy everything Bedford has to offer.

Viewing is highly recommended to fully appreciate the location, riverside views and accommodation on offer. An excellent first-time purchase or investment opportunity!

Entrance Hall

Open Plan Kitchen/Lounge/Diner

Bedroom One

Family Bathroom

External

Secure Underground Parking

Agents Note

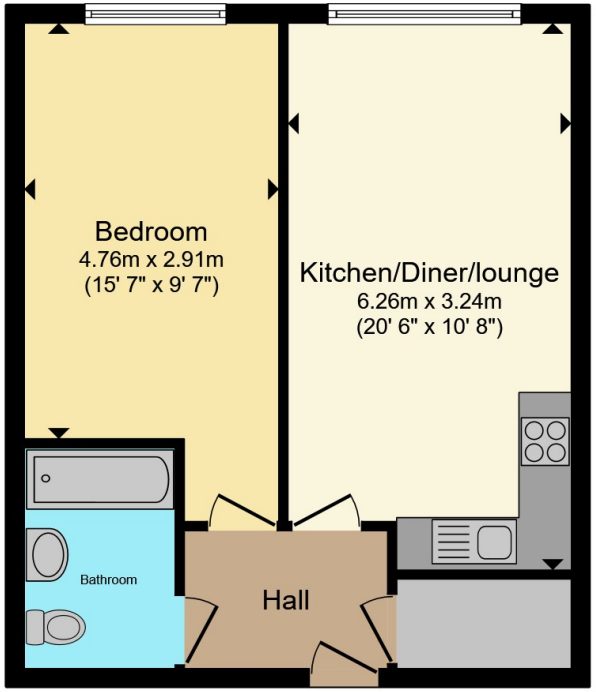
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.











Second Floor

Total floor area 46.2 m² (497 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

T 01234 345 303
E bedford@connells.co.uk

42 Allhallows
BEDFORD MK40 1LN

EPC Rating: C

Council Tax Band: B

Service Charge: 1800.00

Ground Rent: 250.00

Tenure: Leasehold

view this property online connells.co.uk/Property/BED313452

This is a Leasehold property with details as follows; Term of Lease 999 years from 01 Jan 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.