

BELVOIR!

Belvoir Bedford
93-95 Tavistock Street, Bedford, Bedfordshire, MK40 2RR

Ellington Road, Bedford, Bedfordshire MK42 9FR



We are pleased to offer this flexible 3/4 bedroom town house. On the south side of Bedford this has excellent transport links to the town centre, A421/A428/A6/A600/M1 and A1. Whilst also being close to the railway station and the hospital.

£950 Per Month

Call: 01234 290685

belvoir.co.uk

BELVOIR!

Belvoir Bedford
93-95 Tavistock Street, Bedford, Bedfordshire, MK40 2RR

The property is built in a pretty courtyard setting. Over three floors with an integral garage. On the ground floor is a 4th bedroom, which generally is suitable as an office / play room and has patio doors which open out onto low maintenance garden. On this floor there is also a downstairs cloak room and utility room. On the first floor there is a good sized kitchen / dining room, fully fitted with Laminate Flooring. The adjacent Living Room is a generous size and includes a Juliette balcony, that opens to overlook the communal Courtyard. On the upper floors are the three remaining bedrooms. Two of which are double with the third being a single. The family bathroom is also located on this floor which has a shower and 3 piece suite.

Excellent Family Home that offers great flexibility, so viewing is a must!

Storm Porch

Shelter from the elements! Outside Storage Cupboard containing Utility Meters

Hallway

Spacious Entrance Hall. Stairs to First Floor, Interior Doorway to Garage

Cloakroom

Under-stairs WC with Two piece Suite.

Utility Room

Sink and Drainer with Storage beneath and Above. Plumbing for Washing Machine

Bed 4/Garden Room

Flexible Space that can be an office, a Bedroom, or a Summer Garden Room. Patio Door leads out to the Rear Garden.

Garage

Single Garage with up and over Steel Door. Entrance to Interior via Hallway.

Landing

First Floor Landing Space. Doors to Lounge and Kitchen. Stairs to Second Floor

Lounge

Generous 'L' Shaped Lounge offers great flexible living space to suit. Patio Doors with Juliette Balcony overlook the Central Courtyard below

Kitchen Diner

Spacious Kitchen Diner. Integrated Electric Oven and Gas Hob with Extractor. Fitted Base and Eye Level units finished in Cream with Granite Coloured Worktops. White Tiling and Beech Laminate flooring complete the Look. Twin Double Glazed Windows keep it bright and Airy. Ample Floor Space for Dining Table.

Landing

Central Second Floor Landing leading to Bedroom Accommodation and Bathroom.

Bed 1

Spacious Master Bedroom with Twin Double Glazed Windows overlooking the Courtyard below.

Bed 2

Double Bedroom with Double Glazed Window overlooking the Rear Garden. Ample Space for Wardrobes

Bed 3

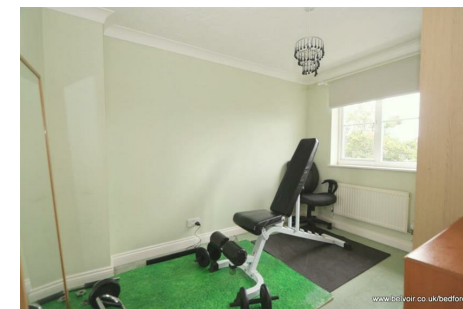
Spacious single Bedroom. Double Glazed Window

Bathroom

Large Family Bathroom with Modern three piece suite in White. Shower over Bath with Toughened Glass Screen. Attractive 'Black-Brick' Wall Tiling with Tough and Durable Off-White Floor Tiling.

Garden

West Facing Garden with Established Trees Bordering the Far End. Small Patio Area leads onto the mostly lawned Garden.



Call: 01234 290685

belvoir.co.uk

BELVOIR!

Belvoir Bedford
93-95 Tavistock Street, Bedford, Bedfordshire, MK40 2RR

Driveway/Front Garden

Small Front Garden Area adjoins the Driveway in Front of the Garage.

Disc

Disclaimer

We endeavour to make our particulars accurate and reliable. However, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. All measurements have been taken as a guide to prospective tenants only, and are not precise. If you require clarification or further information on any points, please contact us, especially if you travelling some distance to view.



Call: 01234 290685

belvoir.co.uk



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	71	76
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 