



Bede Walk, Great Denham, Bedford, MK40 4TW
Offers over £400,000 Freehold



A superb 4 double bedroom family home ideally located in the highly popular village of Great Denham. Beautifully presented throughout, this fantastic property offers spacious & versatile living accommodation across three floors including a welcoming entrance hall with a cloakroom, a light & airy family room and an impressive kitchen diner with integrated appliances and bay French doors leading out to the garden. On the first floor you will find a larger than average lounge which could also be used as a 4th bedroom, bedroom 2 and a modern family bathroom. The top floor boasts an impressive master bedroom with plenty of wardrobe space, bedroom 3 and a shower room. On the outside the property you will find an enclosed garden with a paved patio seating area and gated access through to a convenient double car port. Being just a short walk to local schools, shops and the Great Denham Country Park, this superb property makes the ideal family home.

Entrance Hall

Kitchen/Diner

15'1 x 12'7 (4.60m x 3.84m)

Family Room

12'7 x 12'2 (3.84m x 3.71m)

WC

First Floor Landing

Lounge/Bedroom 4

12'7 x 11'9 (3.84m x 3.58m)

Bedroom 2

12'7 x 10'10 (3.84m x 3.30m)

Family Bathroom

Second Floor Landing

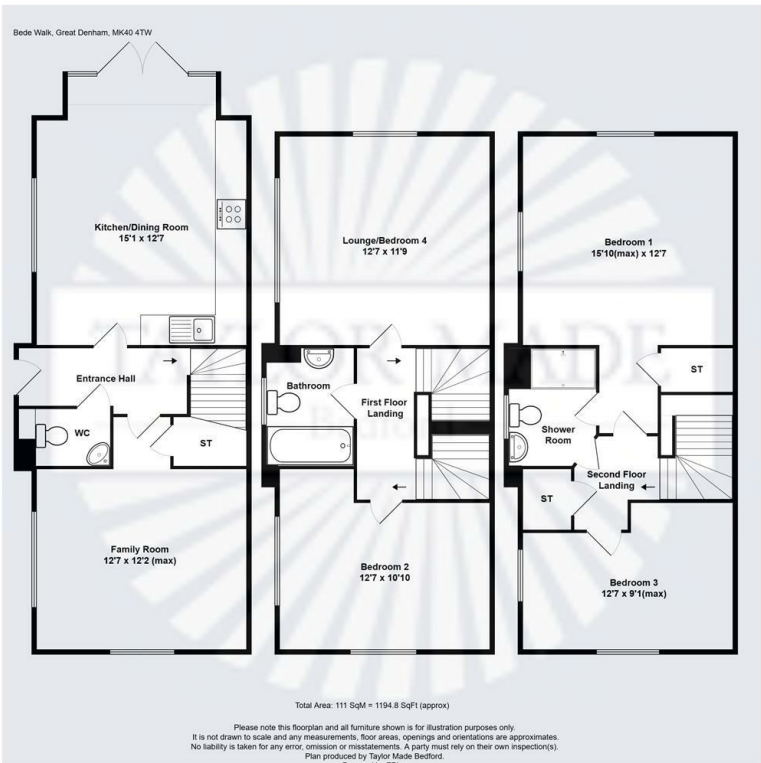
Bedroom 1

15'10(max) x 12'7 (4.83m(max) x 3.84m)

Council Tax: Bedford Borough E



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	



These particulars of sale are a general outline, acting as guidance only. All descriptions, dimensions and references to condition are given without responsibility falling upon the vendors or their agents. Taylor Made Residential has not tested any apparatus, equipment, fixtures or services. We have not sought to verify the legal title of the property, purchasers must obtain verification from their solicitor. This is offered for sale on a Subject to Contract and Without Prejudice basis 2024.



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