

CRANES

18 Bowling Green Road, Cranfield, MK43 0ET

Offers Over £375,000

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18 Bowling Green Road

Bedford, MK43 0ET

- THREE BEDROOM DETACHED
- MODERNISATION POTENTIAL
- L-SHAPED DINING/KITCHEN
- GROUND FLOOR CLOAKROOM
- SPACIOUS ACCOMMODATION
- LOUNGE WITH PATIO DOORS TO THE REAR GARDEN
- SEPARATE UTILITY ROOM
- LARGE DRIVEWAY AND GARAGE

Situated on a highly desirable and established residential road in the heart of Cranfield, this attractive three-bedroom detached property offers an excellent opportunity for families, couples and professionals seeking a spacious home in a popular village location, with everyday amenities close at hand.

While the property would benefit from some modernisation, it offers generous accommodation and plenty of potential to create a wonderful family home.

The entrance hall provides access to all ground-floor accommodation, with stairs rising to the first floor. To the front of the property is a spacious L-shaped dining and family room, featuring an archway leading through to the kitchen, which is fitted with a range of cupboards and work surfaces. A separate utility room provides additional storage and space for household appliances.
To the rear, the good-sized lounge enjoys plenty of natural light from the windows and patio doors, which open directly onto the fully enclosed rear garden. A convenient ground-floor cloakroom completes the accommodation on this level.

Upstairs, the first floor offers three well-proportioned bedrooms and a refitted shower room.

Externally, the property benefits from a generous driveway providing off-road parking for several vehicles, with access to the single garage and rear garden. The garden is predominantly laid to lawn and features a large patio area, ideal for outdoor entertaining, relaxing or enjoying the warmer months.

Cranfield is well regarded for its welcoming community, village atmosphere and excellent local amenities. The property is conveniently positioned within walking distance of everyday facilities and well-regarded local schools. For commuters, the A421, A6 and M1 motorway are all within convenient reach, while nearby mainline railway stations provide connections to London and destinations further north.





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ENTRANCE HALL	
CLOAKROOM	
LOUNGE	19'0 x 13'1 (5.79m x 3.99m)
DINING/KITCHEN/FAMILY ROOM	19'0 x 8'10 (5.79m x 2.69m)
KITCHEN AREA	12'6 x 5'11 (3.81m x 1.80m)
UTILITY ROOM	
BEDROOM ONE	13'1 x 10'10 (3.99m x 3.30m)
BEDROOM TWO	10'10 x 9'10 (3.30m x 3.00m)
BEDROOM THREE	13'1 x 8'2 (3.99m x 2.49m)
SHOWER ROOM	







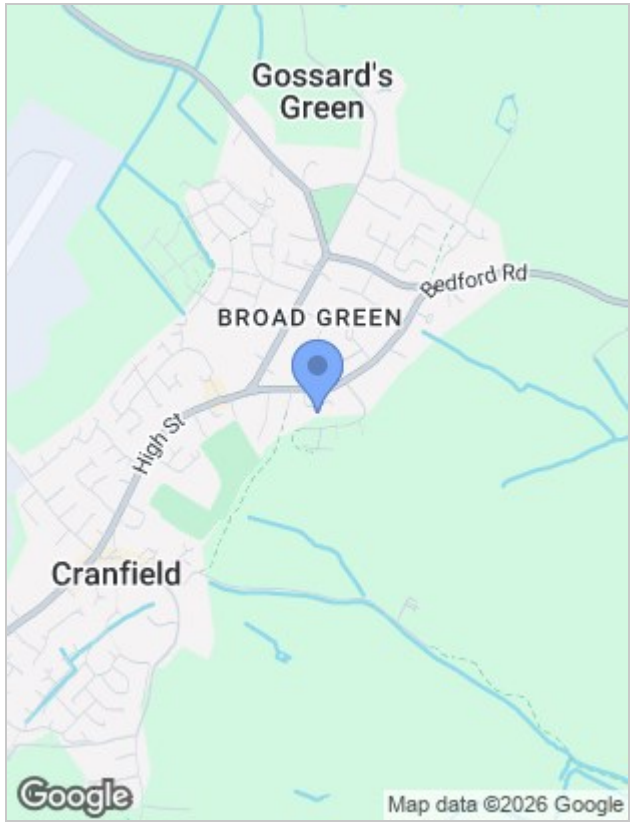




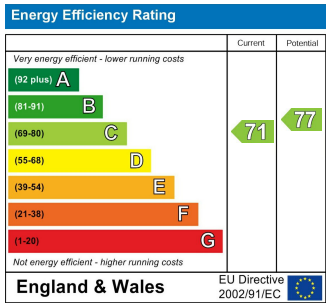
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Cranes Estate Agents Office on 01234 750900 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

116b High Street, Cranfield, Bedford, MK43 0DG
Tel: 01234 750900 Email: sales@cranesproperty.co.uk www.cranesproperty.co.uk