



58, River View

Shefford,
Bedfordshire, SG17 5FN
Offers In Excess Of £340,000

country
properties

Situated just a short stroll from the heart of Shefford, this spacious three double bedroom mid-terrace home offers well-balanced accommodation. Conveniently located close to a range of local amenities, highly regarded schooling and green open spaces, the property further benefits from a garage, allocated parking and excellent transport links, with nearby Arlesey station providing fast and direct services into London.

- Three double bedrooms
- Quiet cul de sac location
- Bedroom 1 with built in wardrobes and en suite
- Downstairs Cloakroom
- Low maintenance private enclosed rear garden
- Close to highly regarded schooling
- Single garage & allocated off road parking
- An abundance of countryside and riverside walks on your doorstep - perfect for walking the dog!

Ground Floor

Hallway

Enter into Hallway. Door into understairs storage cupboard. Stairs rising to first floor accommodation. Radiator. Door leading to Cloakroom, Kitchen/Diner & Lounge.

Cloakroom

Wood effect flooring. WC. Pedestal wash hand basin. Radiator. Obscure double glazed window to front.

Kitchen/Dining Room

13' 5" x 11' 7" (4.09m x 3.53m) A range of eye & base level units with complementary work surfaces over. Cupboard housing boiler. Integrated dishwasher. Radiator. Integrated washing machine. Eye level oven & 4 ring gas hob with stainless steel extractor over. Double glazed window to front.

Living Room

19' 0" x 11' 10" (5.79m x 3.61m) Double glazed window to rear. Double glazed French doors leading out to rear garden.



First Floor

Landing

Access to loft. Radiator. Doors to all bedrooms & family bathroom

Bedroom 1

13' 1" x 11' 5" (3.99m x 3.48m) Two double glazed windows to front. Built in mirrored wardrobes. Door into En-suite

En-suite

Three piece suite comprising: WC, pedestal wash hand basin. Separate shower cubicle with rainfall shower. Radiator

Bedroom 2

9' 9" x 8' 11" (2.97m x 2.72m)
Radiator. Velux rooflight.

Bedroom 3

8' 11" x 8' 10" (2.72m x 2.69m)
Radiator. Velux rooflight.

Family Bathroom

Three piece suite comprising: panel enclosed bath, pedestal wash hand basin, WC. Part tiled walls. Tiled flooring. Radiator.

Outside

Rear Garden

Enclosed by timber fencing. Decked patio area. Artificial grass.

Garage

15' 11" x 8' 3" (4.85m x 2.51m) Single garage en-bloc with up & over door.

Agents Note

For all your mortgage needs contact Dawn Olney at Mortgage Vision on 01462 811822 or email: enquiries@mortgagevision.co.uk

PRELIMINARY DETAILS - NOT YET APPROVED AND MAY BE SUBJECT TO CHANGES

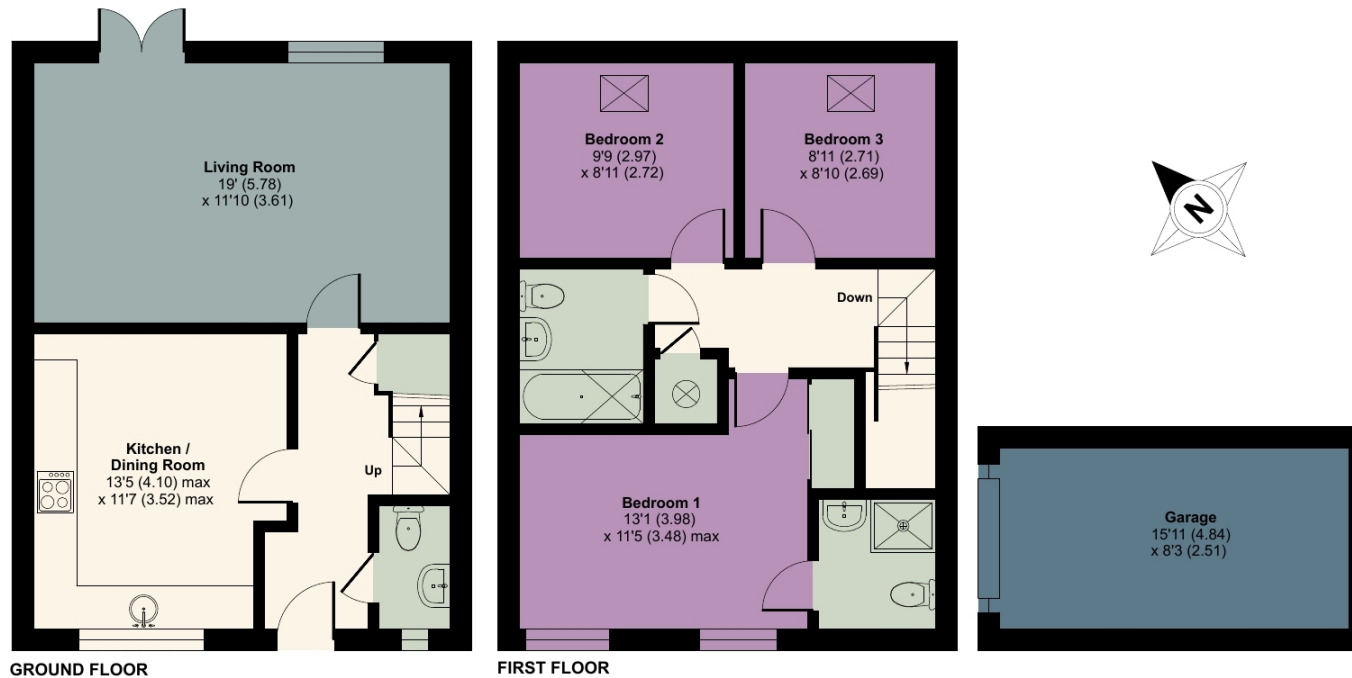


Approximate Area = 978 sq ft / 90.8 sq m

Garage = 131 sq ft / 12.1 sq m

Total = 1109 sq ft / 103 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2026. Produced for Country Properties. REF: 1470910



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Viewing by appointment only

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