

**Pine Mews, Chandos Road, Ampthill,** **Bedfordshire, MK45 2LD**
**Asking Price: £195,000** Leasehold (Subject to contract)

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## Pine Mews, Chandos Road, Ampthill, Bedfordshire, MK45 2LD

This stylish one bedroom ground floor apartment benefits from its own private entrance and occupies a highly sought after position within the historic Georgian market town of Ampthill, providing well proportioned, bright and airy internal accommodation finished to an exceptionally high standard.

Once inside you're immediately greeted by the entrance hall which has been decorated in stylish tones and hues and provides access to all the accommodation. To the far end is the principal reception room, the living room, which enjoys twin windows overlooking the front aspect, flooding the space with an abundance of natural daylight. A painted statement wall creates an attractive focal point, whilst the proportions allow for flexible furniture placement.

To one side is the kitchen which has been fitted with a comprehensive range of floor and wall mounted units complemented by darker contrasting work surfaces. Several integrated appliances have been cleverly woven into the design, whilst space has been afforded for additional free standing goods.

Back in the hallway is the bedroom which commands impressive dimensions, in this case 12'3" by 9'0", and benefits from useful built in storage capacity. This is served by a stylish bathroom incorporating a panelled bath with shower attachment and glass screen positioned over, concealed cistern wc and wash hand basin set into a vanity unit. Contemporary tiling adorns the walls, completing the sleek, modern look.

Externally, the property benefits from communal parking within a hard standing area positioned to the side, in addition to an attractive courtyard garden which has been laid to lawn and complemented by a distinctive circular paved feature.







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**Local Authority -** Central Bedfordshire Council

**Council Tax Band -** B

**At a Glance:**

- Stylish one bedroom ground floor apartment accessed via its own private entrance
- Sleek, stylish interiors throughout
- Contemporary kitchen with several integrated appliances
- Attractive living room decorated in neutral tones & hues
- Good sized double bedroom
- Stylish bathroom
- Parking space positioned within a hard standing car park to the side
- Communal courtyard garden



## Pine Mews, Chandos Road, Ampthill,
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Within close proximity is access to Ampthill town centre and its extensive amenities, Waitrose store, parks and high street shops. The area is renowned for its autonomous schooling for all age groups, with 'Russell Lower', ‘Firs Lower’, 'Alameda' and 'Redborne' just a short walk away. There is also a local pick-up point for the Bedford Harpur trust private schools for both boys and girls. Links into London are from Flitwick station with a frequent service into St Pancras which takes as little as 40 minutes, major road links are from J13, M1 which is less than 15 minutes from the property.

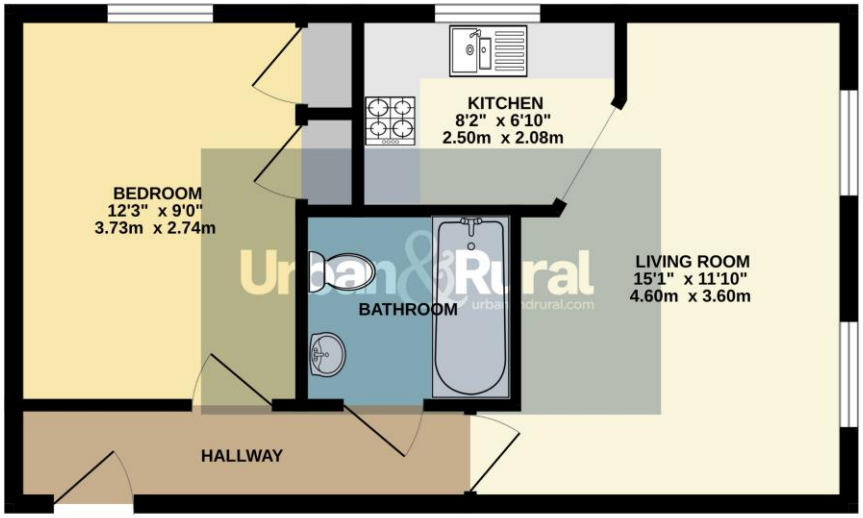






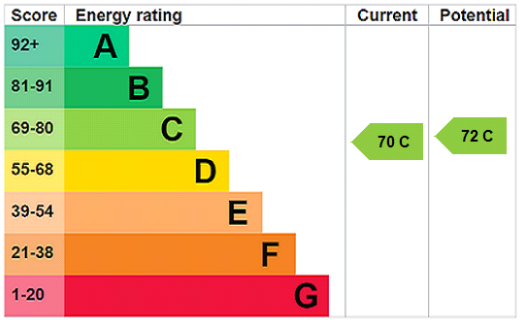
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GROUND FLOOR
400 sq.ft. (37.1 sq.m.) approx.




TOTAL FLOOR AREA : 400 sq.ft. (37.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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