

Becketts Close, Maulden, **Bedfordshire, MK45 2JL**

Asking Price: £345,000 Freehold (Subject to contract)

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Becketts Close, Maulden, Bedfordshire, MK45 2JL

This well presented three bedroom home occupies a sought after position within the village and provides a wealth of flexible, well proportioned internal accommodation arranged over two levels, complemented by an attractive, thoughtfully designed rear garden.

Approach to the home is via steps leading to the front door which opens into a useful porch, with additional storage rooms positioned to one side. A further door leads into the entrance hall where a staircase rises to the first floor accommodation, whilst a convenient ground floor shower room completes the arrangement.

To the rear of the home is the kitchen/diner which has been fitted with a comprehensive range of jet black floor and wall mounted units complemented by lighter contrasting work surfaces. Ample space has been afforded to the far end for a table and chairs, creating a real family/sociable area, whilst French doors open directly onto the garden beyond.

Back at the front of the property is the principal reception room, the living room, which commands generous proportions, making for flexible furniture placement. Decorated in neutral tones and hues, a large window overlooks the front aspect and floods the room with an abundance of natural daylight.

Moving upstairs, the first floor landing gives way to all the accommodation on this level, the master bedroom of which nestles to the rear elevation. Of the remaining two bedrooms, one occupies the front aspect, whilst the other sits alongside the master at the rear. They are all served by the family bathroom which incorporates a panelled bath, low level wc and pedestal wash hand basin. Contemporary tiling adorns the splashback areas, whilst a heated towel rail and obscure window complete the look.

Externally, the rear garden has been thoughtfully designed and landscaped, with a paved patio area immediately outside the property providing the perfect space for relaxing or entertaining. Beyond here, steps lead up to an elevated lawn, with a decked pathway running to one side and a separate shingled area adding further interest. A hard standing area sits to the rear, whilst timber fencing encloses the boundary.







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Local Authority - Central Bedfordshire Council

Council Tax Band - C

At a Glance:

- Superb three bedroom family home offering well proportioned, bright and airy internal accommodation
- Useful shower room
- Contemporary kitchen/diner with French doors into the garden
- 14ft living room
- Three good sized bedrooms on the first floor, served by a bathroom
- Attractive rear garden



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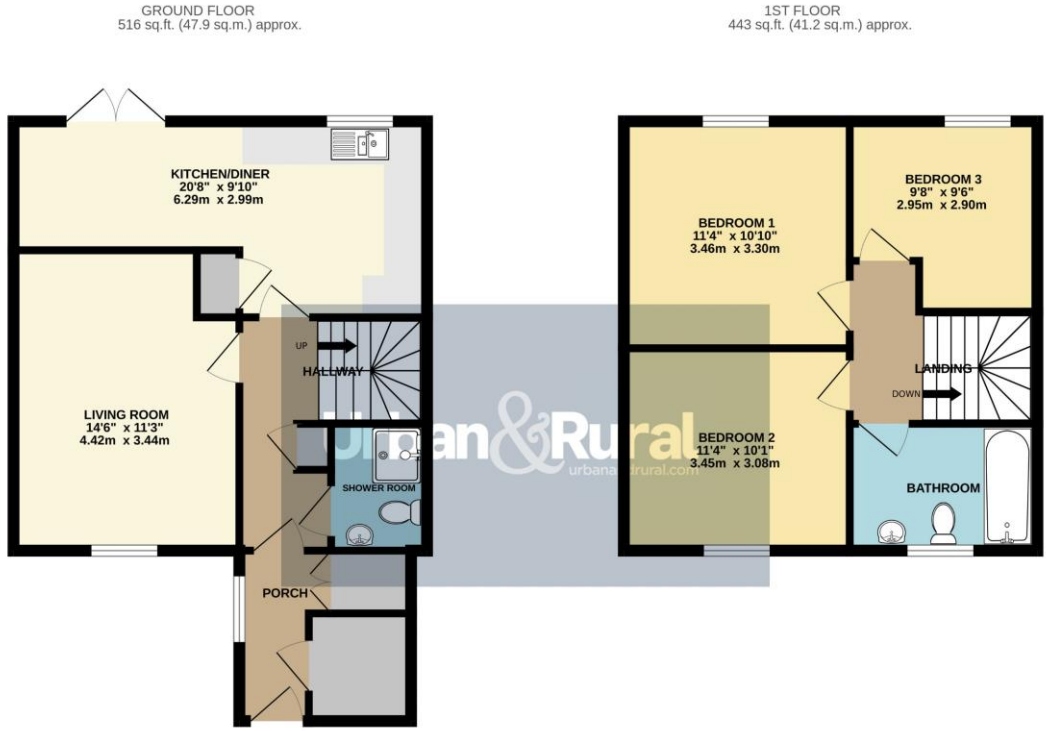
The village of Maulden is well positioned to cater for the commuter with the M1/A1 motorways both within a 20 minute drive, alternatively there are regular train links into London St Pancras from either Flitwick or Harlington platforms, taking a matter of 35/40 minutes respectively. There is a local convenience store and several well established eateries within a short distance from the property, further and more substantial amenities can be found in Ampthill offering a selection of small individually owned shops, hairdressers and a Waitrose Store. The area is renowned for its autonomous schooling at all levels including Redborne Academy, whilst there is a morning pick up from the village to both Redborne and the Bedford Harpur Trust Schools.





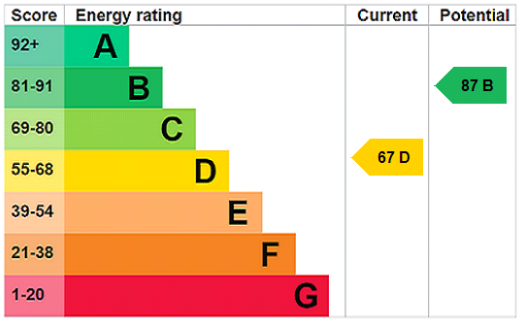


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TOTAL FLOOR AREA : 959 sq.ft. (89.1 sq.m.) approx.

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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