



EPC: D

Kingsley Court, Sandy, Bedfordshire

Asking Price: £275,000

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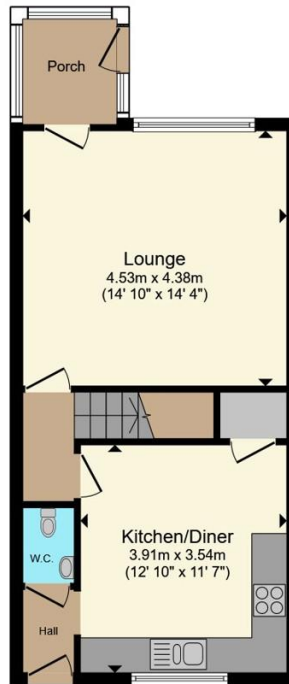
Situated in a convenient Sandy location, this three-bedroom terraced home offers well-proportioned accommodation throughout, making it an ideal choice for families, first-time buyers, or investors.

The ground floor features an entrance porch leading through to a bright and spacious 14ft lounge, providing an excellent space for everyday living and entertaining. To the rear of the property, the 12ft kitchen/diner offers a practical layout with a useful storage cupboard, space for an American-style fridge freezer, and ample room for a dining table and seating area. A convenient ground floor WC completes the downstairs accommodation.

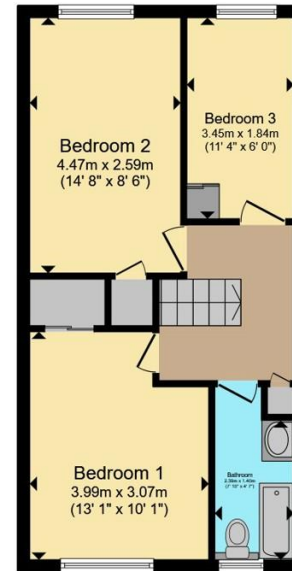
Upstairs, the property benefits from three bedrooms, each featuring built-in wardrobe storage, helping to maximise the available space. A family bathroom serves all three bedrooms.

Externally, the property enjoys front garden space, while the enclosed rear garden is predominantly laid to lawn with a paved pathway running alongside. Bordered by timber fencing, the garden provides a good degree of privacy and offers plenty of space for outdoor seating, children's play equipment, or further landscaping to suit





Ground Floor



First Floor

Total floor area 87.3 m² (940 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Council Tax Band: **B**

Tenure: **Freehold**

Service Charge: **£0**

Years Left on Lease: **0**

Ground Rent: **£0**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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