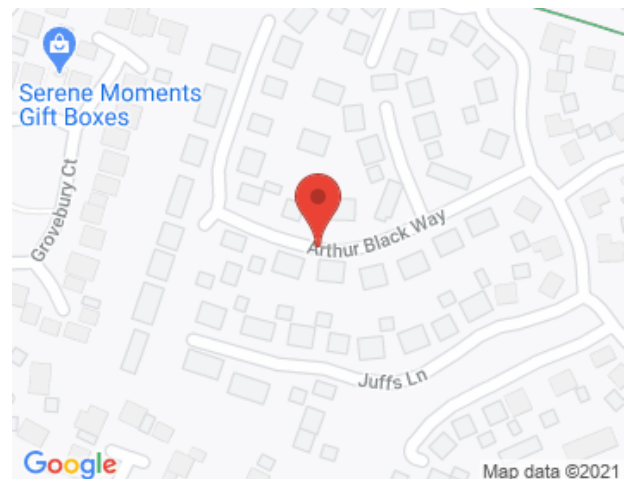


Arthur Black Way, Wootton, MK43
Auction Guide £290,000, Freehold



****FOR SALE BY ONLINE AUCTION - GUIDE PRICE £290,000**. Terms and Conditions Apply.**

Don't miss out on this beautiful 3 bedroom detached home cited on a large corner plot with spacious living accommodation.





Arthur Black Way Wootton, Bedford



First Floor



Ground Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

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Long Description

Compass are pleased to offer this beautiful three bedroom detached home cited on a large corner plot with spacious living accommodation and is well maintained, with a modern and stylish decoration throughout.

Key features include quality Amtico flooring and down lighting, ceramic tiles and recently refitted carpets.

ACCOMMODATION is as follows:

Hallway: 3.61m x 1.96m

A welcoming and clean entrance hallway providing access to the rest of the property. Stairs are carpeted.

Downstairs W/C: 1.96m x 1.68m

A large downstairs washroom/cloakroom which is tastefully decorated.

Kitchen/Dining Room: 5.38m x 3.04m

A spacious kitchen dining room which serves as the perfect family 'hub'. Plenty of natural light from large windows and French doors, providing access to:

Lounge/Reception Room: 5.41m x 3.86m

Perfectly sized lounge/reception room, decorated to a modern taste and offering plenty of space.

On the First Floor:-

Master Bedroom: 5.98m x 3.01m

Offering plenty of light with a large bay and currently used as an office space. Excellent capacity for storage.

Bedroom 2: 3.23m x 2.31m

Good sized double bedroom, with light and ample space.

Bedroom 3: 3.6m x 3.06m

Adequately sized third bedroom, perfect for double bed or use as a study/storage room.

Externally:

Garden:

A well maintained and manicured garden predominantly laid to lawn. Secluded and low maintenance.

Garage & Driveway:

Large garage space (5.67 x 3.37 - 18'7" x 11'1") and driveway with off road parking for 2 cars and gated rear access to garden.

Under the Money Laundering Act 2004 we are required to obtain photographic identification of any persons purchasing a property through our firm.

Upon acceptance of an offer a purchaser will be required to provide an original official document e.g. new style driving license/passport for copying purposes, to be held on file in order to comply with our obligations as estate agents covered by the act.

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