

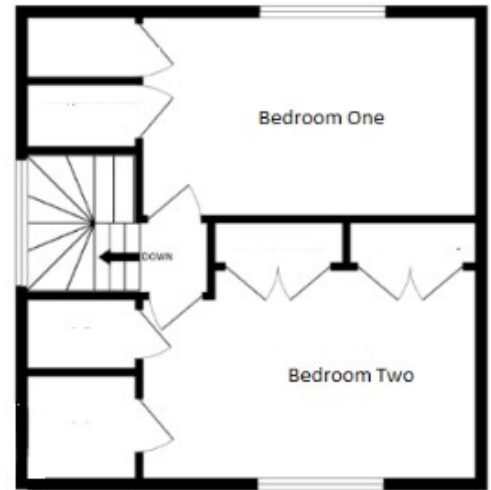
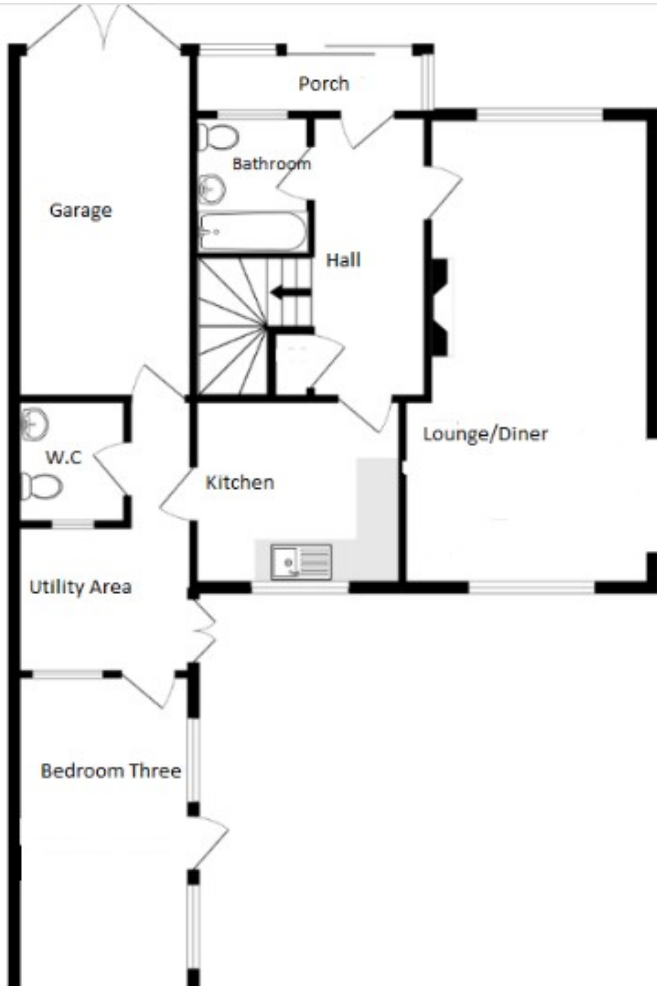
Starling Way, Bedford, MK41 Offers in excess of £320,000, Freehold



****DETACHED WITH GENEROUS CORNER PLOT****
Compass Residential Homes are pleased to offer for sale this extended three bedroom detached property situated in a popular location.







Compass Residential give notice to anyone reading these particulars that: (i) these particulars do not constitute part of an offer or contract; (ii) these particulars and any pictures or plans represent the opinion of the author and are given in good faith for guidance only and must not be construed as statements of fact; (iii) nothing in the particulars shall be deemed a statement that the property is in good condition otherwise; we have not carried out a structural survey of the property and have not tested the services, appliances or specified fittings.

Long Description

****DETACHED WITH GENEROUS CORNER PLOT****

Compass Residential Homes are pleased to offer for sale this extended three bedroom detached property which is in need of some modernisation but situated in a popular location.

Chain free and citted on a generous corner plot this property offers accommodation as follows:

On the ground floor: entrance hall, W/C, spacious lounge/dining room, kitchen, bathroom and Bedroom 3/office. First floor: two double bedrooms.

The property benefits from a large rear garden with further opportunity to extend (STPP), single garage and driveway.

This property is also situated close to local amenities, comes within a good school catchment and has easy access transport links to both the A421 and A6.

COMPASS REQUIREMENTS:

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

Upon acceptance of an offer a client 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.

Compass Residential Homes for themselves, and for the vendors of the property, whose agents they are, give notice that; (A) These particulars are produced in good faith, but are set out as a general guide only and do not constitute any part of a contract; (B) No person in the employment of Compass Residential Homes has any authority to make or give any representation or warranty whatsoever in relation to the property.

These details are presented Subject to Contract and Without Prejudice as of JULY 2022.

Energy efficiency rating for this property

This property's current energy rating is E. It has the potential to be B.

[See how to improve this property's energy performance.](#)

Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C		
55-68	D		
39-54	E	41 E	
21-38	F		
1-20	G		